MANAGEMENT CERTIFICATE FOR THE VINEYARDS OF MCKINNEY HOMEOWNERS ASSOCIATION, INC.

STATE OF TEXAS \$ KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF COLLIN \$

The undersigned, being the Managing Agent of The Vineyards of McKinney Homeowners Association, Inc., and in accordance with Section 209.004 of the Texas Property Code, which supersedes any Management Certificates previously filed by the Association:

- 1. The name of the subdivision: Vineyards of McKinney
- 2. The name of the Association: The Vineyards of McKinney Homeowners Association, Inc.
- 3. The recording data for the subdivision: See Exhibit A.
- 4. The name and mailing address of the Association:

The Vineyards of McKinney Homeowners Association, Inc. c/o Neighborhood Management Inc 1024 S Greenville Ave, Suite 230 Allen, TX. 75002

5. The name and contact information for the Managing Agent of the Association:

Neighborhood Management, Inc.

Beverly Coghlan 1024 S. Greenville Ave, Suite 230 Allen, TX 75002 Phone: 972-359-1548

Email Address: managementcertificate@nmitx.com

- 6. Website for Dedicatory Instruments: https://neighborhoodmanagement.com
- 7. The amount and description of a fee or fees charged by the Association relating to a property transfer in the subdivision:

Resale Certificate: \$375.00 Transfer Fee: \$250.00 Optional Inspection Fee: \$150.00 Working Capital: \$300.00

{ACKNOWLEDGEMENT PAGE FOLLOWS}

ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Management Certificate for the association identified below

THE VINEYARDS OF MCKINNEY HOMEOWNERS ASSOCIATION, INC.

a Texas nonprofit corporation

By: Neighborhood Management Inc., Its Manager

By: Severly Coghlan

STATE OF TEXAS

§ §

COUNTY OF COLLIN

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This instrument was acknowledged before me on the day of February 2024, by Beverly Coghlan, Agent for the Association of THE VINEYARDS OF MCKINNEY HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

Notary Public Signature, State of Texas

DEANN WEEKS

Notary Public, State of Texas

Comm. Expires 08-05-2024

Notary ID 130767687

EXHIBIT A

Document	Recording Information
Vineyards of McKinney Phase 1 Vol 2017 Page 273	Document No. 20170405010001700
April 5, 2017	
Declaration of Covenants, Conditions and Restrictions	Document No.20170308000303410
March 8, 2017	
Vineyards of McKinney Phase II	Document No.201711030100050700
November 3, 2017	
First Amend to Declaration:	Document No20171016001378740.
Oct 16, 2017	

Collin County Honorable Stacey Kemp Collin County Clerk

Instrument Number: 2024000013787

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: February 06, 2024 03:29 PM Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$33.00

******* THIS PAGE IS PART OF THE INSTRUMENT ********

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information: Record and Return To:

Document Number: 2024000013787 Simplifile

Receipt Number: 20240206000454

Recorded Date/Time: February 06, 2024 03:29 PM

User: Kim D

Station: Workstation cck024



STATE OF TEXAS COUNTY OF COLLIN

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Public Records of Collin County, Texas.

Sacuj Kemp

Honorable Stacey Kemp Collin County Clerk Collin County, TX