

**PROPERTY OWNERS' ASSOCIATION  
MANAGEMENT CERTIFICATE FOR  
FALCON RIDGE ROWLETT HOMEOWNERS  
ASSOCIATION, INC.**

This MANAGEMENT CERTIFICATE (this "*Certificate*") is made on behalf of FALCON RIDGE ROWLETT HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation (the "*Association*").

**W I T N E S S E T H :**

**WHEREAS**, the undersigned, being an officer of Gulf Professional Property Management, Inc., ("Gulf PPM") managing agent of Falcon Ridge Rowlett Homeowners Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, the Association has caused this Certificate to be prepared and filed in accordance with the provisions of the Texas Residential Property Owners Protection Act as provided in Section 209.004 of the Texas Property Code. This document supersedes any prior Management Certificate filed by the Association.

**NOW, THEREFORE**, the undersigned hereby certifies as follows on behalf of the Association:

1.     **Name of the Subdivision.** The name of the subdivision is Falcon Ridge Addition.
2.     **Name and Mailing Address of the Association.** The name of the Association is Falcon Ridge Rowlett Homeowners Association, Inc., and its mailing address is c/o Gulf PPM, 5763 State Highway 205, Suite 102-B, Rockwall, Texas 75032.
3.     **Recording Data for the Subdivision.** The recording data for the Falcon Ridge Addition, an addition to the City of Rowlett, Rockwall County, Texas, according to the replat therefor recorded in Cabinet H, Slide 163, Plat Records, Rockwall County, Texas.
4.     **Recording Data for the Declaration.** The recording data for the Declaration applicable to the Subdivision Development is as follows: Declaration of Covenants, Conditions, & Restrictions for Falcon Ridge Addition recorded under Document 2011-00452189, Volume 6488, Page 1, Official Public Records, Rockwall County, Texas.
5.     **Name and Contact Information for the Association or the Managing Agent of the Association.** The Association's managing agent is Gulf PPM, 5763 State Highway 205, Suite 102-B, Rockwall, Texas 75032, phone number (469) 600-5080, and email [CustomerService@GulfPPM.com](mailto:CustomerService@GulfPPM.com).
6.     **Website.** The Association's website may be found at [www.portal.gulfppm.com](http://www.portal.gulfppm.com).
7.     **Fees Due Upon Property Transfer.** Fees charged relating to a property transfer

are as follows:

Description	Fee
Resale Certificate	\$ 375.00
Transfer Fee	\$150.00
Rush Fee ( <i>within 24 hours</i> )	\$75.00
Resale Certificate Update Fee	\$75.00
Working Capital	\$200.00

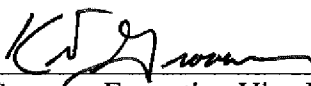
8. **Resale Certificates.** Resale Certificates may be requested by contacting the Association at [www.GulfPPM.com/ResaleRequests](http://www.GulfPPM.com/ResaleRequests). The telephone number for Gulf PPM, Inc. is (469) 600-5080.

**IN WITNESS WHEREOF**, the undersigned has caused this Certificate to be executed on behalf of the Association in compliance with Section 209.004 of the Texas Property Code. This Certificate shall serve to take the place of all Management Certificates previously filed on behalf of the Association.

**ASSOCIATION:**

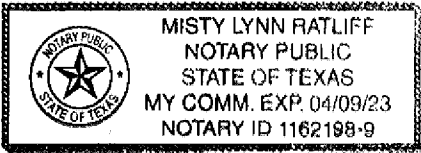
**FALCON RIDGE ROWLETT HOMEOWNERS ASSOCIATION, INC.,**  
a Texas non-profit corporation

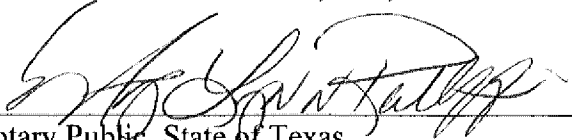
By: Gulf Professional Property Management, Inc., Managing Agent

By:   
Kris Grooms, Executive Vice President

STATE OF TEXAS       §  
                                     §  
COUNTY OF ROCKWALL §

This instrument was acknowledged before me on the 26 day of MAY, 2022, by Kris Grooms, Executive Vice President with Gulf Professional Property Management, Inc., the Managing Agent of Falcon Ridge Rowlett Homeowners Association, Inc., a Texas non-profit corporation.



  
Notary Public, State of Texas

Electronically Filed and Recorded  
Official Public Records  
Jennifer Fogg, County Clerk  
Rockwall County, Texas  
05/27/2022 10:22:23 AM  
Fee: \$30.00  
20220000011910

