

**MANAGEMENT CERTIFICATE
OF
FRONTIER POINTE RESIDENTIAL COMMUNITY, INC.**

The undersigned, being an officer of Frontier Pointe Residential Community, Inc., a Texas nonprofit corporation (the “**Association**”), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Frontier Pointe.
2. The name of the Association: Frontier Pointe Residential Community, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All of that certain real property situated in Collin County, Texas, made subject to that certain Declaration of Covenants, Conditions and Restrictions for Frontier Pointe, recorded under Document No. 2023000141070 in the Official Public Records of Collin County, Texas, as the same may be amended from time to time (the “**Declaration**”).
4. The recording data for the Declaration and any amendments to the Declaration: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the Association: Frontier Pointe Residential Community, Inc., c/o Neighborhood Management, Inc., 1024 S. Greenville Ave., Suite 230, Allen, Texas 75002.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name:	Frontier Pointe Residential Community, Inc. c/o Neighborhood Management, Inc.
Mailing Address:	1024 S. Greenville Ave., Ste. 230, Allen, TX 75002
Attn:	Beverly Coghlan
Telephone Number:	972-359-1548
Email Address:	<u>managementcertificate@nmitx.com</u>
7. Website to access the Association’s dedicatory instruments:
<https://neighborhoodmanagement.com>
8. Amount and description of fees related to property transfer in the subdivision:
The Association fees are in the following amounts:

Working Capital Assessment - \$750.00

Transfer Fee - \$250.00

Resale Certificate Fee - \$375.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

This Certificate is effective as of the 5th day of December 2023

**FRONTIER POINTE RESIDENTIAL COMMUNITY,
INC.,**

a Texas nonprofit corporation

By: 

Printed Name: Patty Ledbetter

Title: President

STATE OF TEXAS

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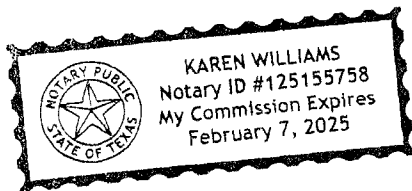
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COUNTY OF Dallas

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This instrument was acknowledged before me on the 5 day of December 2023 by Patty Ledbetter, President of FRONTIER POINTE RESIDENTIAL COMMUNITY, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

(SEAL)




Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
Winstead PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
Email: rburton@winstead.com

ATTACHMENT 1

1. Declaration of Covenants, Conditions and Restrictions for Frontier Pointe, recorded under Document No. 2023000141070 in the Official Public Records of Collin County, Texas, as the same may be amended from time to time.
2. Frontier Pointe Community Manual, recorded under Document No. 2023000141333 in the Official Public Records of Collin County, Texas, as the same may be amended and supplemented from time to time.
3. Frontier Pointe Adoption of Working Capital Assessment, recorded under Document No. 2023000142228 in the Official Public Records of Collin County, Texas.

**Collin County
Honorable Stacey Kemp
Collin County Clerk**

Instrument Number: 2023000142397

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: December 14, 2023 04:14 PM

Number of Pages: 5

" Examined and Charged as Follows: "

Total Recording: \$38.00

***** 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:

Document Number: 2023000142397
Receipt Number: 20231214000519
Recorded Date/Time: December 14, 2023 04:14 PM
User: Amanda J
Station: Station 6

Record and Return To:

Simplifile



**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.**

Honorable Stacey Kemp
Collin County Clerk
Collin County, TX