

MANAGEMENT CERTIFICATE

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code.
This amends all prior Management Certificates filed for this Association.

This MANAGEMENT CERTIFICATE (this "Certificate") is made effective as of November 26, 2024 by Oak Park Community Association, Inc., a Texas non-profit corporation (the "Association").

WITNESSETH:

WHEREAS, the Declarant for Oak Park has previously placed of record that certain Declaration of Covenants, Conditions and Restrictions for Oak Park filed of record on or about June 7, 2016 (the "Declaration") and recorded at Instrument No. 201600151265 in the Real Property Records of Dallas County, Texas, which Declaration is incorporated herein for all purposes.

WHEREAS, Declarant has created the Association for the benefit of Oak Park.

WHEREAS, the Association was duly formed on July 5, 2016, as Oak Park Community Association, Inc.

WHEREAS, the Association has caused this Certificate to be prepared and filed in accordance with the provisions of the Texas Property Code as provided in Section 209 of the Texas Property Code.

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

1. Name of the Subdivision. The name of the subdivision which is subject to the Declaration is Oak Park.
2. Name of the Association. The name of the Association is the Oak Park Community Association, Inc. and is located at Dallas County, Texas. The mailing address for the Association is MAC Group Management Co., 17130 Dallas Pkwy, Ste. 140, Dallas, TX 75248.
3. Recording Data for the Subdivision. The Declaration, Bylaws and Plats to the subdivision and any amendments, supplements and additions thereto have been recorded in the Dallas County Clerk's office.
4. Recording Data for the Declaration. The Declaration for the Association was filed on or about June 7, 2016 (the "Declaration") recorded at Instrument No. 201600151265 in the Real Property Records of Dallas County, Texas; which Declaration is incorporated herein for all purposes and any amendments or supplements thereto.

The Declaration was amended as follows:

- On or about March 26, 2018 at Instrument #201800078284;
 - On or about May 14, 2018 at Instrument #201800127499;
 - On or about March 25, 2022 at Instrument #202200084422; and
 - On or about May 4, 2022 at Instrument #202200124510.
5. The Name and Mailing Address of Managing Agent. The Association's managing agent is:

MAC Group Management Co.
17130 Dallas Pkwy, Ste. 140
Dallas, TX 75248

6. Manager of the Association. The telephone number for the manager of the Association is 469 939 4928 and the email address for the manager of the Association is info@themacgroupco.com.

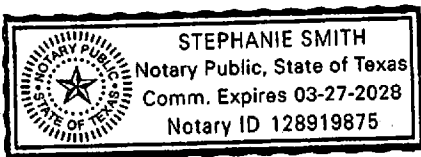
7. Website for the Association. The website for the Association is <https://macgrouponline.cincwebaxis.com> and <https://www.homewisedocs.com>.

8. Resale Certificates: Resale Certificates may be requested by contacting MAC Group Management Co. at info@themacgroupco.com. The cost of a Resale Certificate is \$350.00. The cost of a Transfer Fee is \$200.00. The cost of a Capitalization Fee is \$1,000.00. Additional resale documents can be purchased online at <https://www.homewisedocs.com>.

IN WITNESS WHEREOF, the undersigned has caused this Certificate to be executed as of the date first above written.

ASSOCIATION:

Oak Park Community Association, Inc., a Texas non-profit corporation



By *Renee Walters*
Authorized Representative for
Oak Park Community Association, Inc.

THE STATE OF TEXAS §
COUNTY OF DALLAS §

This instrument was acknowledged before me on this 21 day of NOVEMBER, 2024 by *RENEE WALTERS* Authorized Representative for Oak Park Community Association, Inc., a Texas non-profit corporation, on behalf of such corporation.

Notary Public in and for the State of Texas

Stephanie Smith
Notary Public Signature

**Dallas County
John F. Warren
Dallas County Clerk**

Instrument Number: 202400246820

eRecording - Real Property

Recorded On: December 06, 2024 01:44 PM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$29.00

***** 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: 202400246820
Receipt Number: 20241206000072
Recorded Date/Time: December 06, 2024 01:44 PM
User: Kevin T
Station: CC123.dal.ccdc

Record and Return To:

Simplifile



**STATE OF TEXAS
COUNTY OF DALLAS**

**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 Records of Dallas County, Texas.**

John F. Warren
Dallas County Clerk
Dallas County, TX

A handwritten signature in black ink, likely of John F. Warren, the Dallas County Clerk.