

MANAGEMENT CERTIFICATE FOR SUMMERFIELD

STATE OF TEXAS §
 §
COUNTY OF COLLIN §

KNOW ALL MEN BY THESE PRESENTS:

Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners' association hereby records this Management Certificate for Summerfield Community Association, Inc.

1. The name of the subdivision is Summerfield.
2. The name of the association is Summerfield Community Association, Inc.
3. The recording data for the subdivisions follows:

Subdivision

Recording Data

Summerfield Phase I

Final Plat filed in Cabinet L, Pages 798 & 799, Document #00-0024165 on 03/13/2000.

Summerfield Phase II

Final Plat filed in Cabinet N, Pages 571 & 572, Document #2001-0165137 on 12/26/2001.

Summerfield Phase III

Final Plat filed in Cabinet P, Page 928; Document # 2004-0143957 on 09/30/2004.

4. The recording data for the Declaration(s) follows:

Instrument and Recording Data

Declaration of Covenants, Conditions and Restrictions for Summerfield Community Association, Inc.; Recorded in the Property Records of Collin, Texas as Document # 2000-0101421 on 09/18/2000.

5. Summerfield Community Association in c/o RTI/Community Management Association, Inc., (CMA) 1800 Preston Park Boulevard, Suite 200, Plano, Texas 75093.
6. The association's designated representative is RTI/Community Management Associates, Inc. (CMA), 1800 Preston Park Blvd., Suite 200, Plano, TX 75093. For association information, the phone number is 972-943-2820, the email address is closing@cmamanagement.com and the association's website is www.cmamanagement.com.
7. Fees charged in connection with a property transfer in the subdivision are:
 - Resale Certificate- Routine Owner Certificate \$375, Lot Purchase by Builder \$50
 - **Initiation Fee:** \$150.00 (each sale)
 - **Transfer Fee:** \$250
 - Foreclosure Transfer Fee: \$300

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 26th day of December, 2024.

SUMMERFIELD COMMUNITY ASSOCIATION, INC.

By: CMA, its Manager

By: Karen Bradley

ACKNOWLEDGMENT

STATE OF TEXAS

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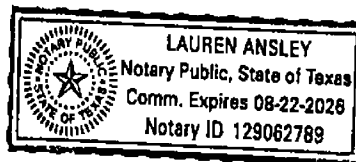
COUNTY OF COLLIN

This instrument was acknowledged before me on the 26th day of December, 2024 by Karen Bradley of CMA, Manager for Summerfield Community Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

Lauren Ansley
Notary Public, State of Texas

AFTER RECORDING, RETURN TO:

CMA, Inc.
Attention: Lauren Ansley
1800 Preston Park Boulevard, Suite 200
Plano, Texas 75093



Collin County
Honorable Stacey Kemp
Collin County Clerk

Instrument Number: 2024000160947

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: December 27, 2024 04:23 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: 2024000160947
Receipt Number: 20241227000587
Recorded Date/Time: December 27, 2024 04:23 PM
User: Devon O
Station: CCK107

Record and Return To:

CSC



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