

  
MARY LOUISE NICHOLSON  
COUNTY CLERK

**AFTER RECORDING, RETURN TO:**

**Judd A. Austin, Jr.**

**Henry Oddo Austin & Fletcher, P.C.**

**1717 Main Street**

**Suite 4600**

**Dallas, Texas 75201**

STATE OF TEXAS §

§

COUNTY OF TARRANT §

**PROPERTY OWNERS' ASSOCIATION  
MANAGEMENT CERTIFICATE  
FOR  
BASSWOOD VILLAGE  
HOMEOWNERS' ASSOCIATION**

This PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE "*Certificate*") is made on behalf of BASSWOOD VILLAGE HOMEOWNERS' ASSOCIATION, a Texas non-profit corporation ("*Association*").

**WHEREAS**, Centex Real Estate Corporation, a Nevada Corporation, as the Declarant, executed and previously placed of record that certain Declaration of Covenants, Conditions and Restrictions for Basswood Village on October 25, 2004, under Instrument No. D204333573 in the Official Public Records of Tarrant County, Texas ("*Declaration*") as supplemented or amended, is incorporated herein for all purposes.

**WHEREAS**, 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.

**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 the subject of the Declaration is Basswood Village - Phase I and Basswood Village – Phase II.

2. **Name and Mailing Address of the Association.** The name of the Association is Basswood Village Homeowners' Association, and its mailing address is c/o Legacy Southwest Property Management, LLC ("*Legacy Southwest PM*"), 8668 John Hickman Parkway, Suite 801, Frisco, Texas 75034.

3. **Recording Data for the Subdivision.** The recording data for Basswood Village, an addition to the City of Fort Worth, Tarrant County, Texas, is recorded as Instrument No. and D204214291 (Phase I) and Instrument No. D204333862 (Phase II) in the Official Public Records of Tarrant County, Texas, including all amendments thereof and supplements thereto.

4. **Recording Data for the Declaration.** The recording data for the Declaration is recorded under Instrument No. D204333573, along with any and all amendments and supplements recorded in the Official Public Records of Tarrant County, Texas.

5. **Name and Contact Information for the Association or the Managing Agent of the Association.** The current mailing address for the Association is c/o Legacy Southwest PM, 8668 John Hickman Parkway, Suite 801, Frisco, Texas 75034, telephone number is (214) 705-1615, and e-mail address is [propertymanagement@basswoodvillagehoa.com](mailto:propertymanagement@basswoodvillagehoa.com).

6. **Website.** The Association's website may be found at [www.basswoodvillagehoa.com](http://www.basswoodvillagehoa.com).

7. **Fees Due Upon Property Transfer.** Fees charged relating to a property transfer are:

Type of Property Transfer	Dollar Amount
Quarterly Assessment	\$53.24
Resale Certificate Fee	\$375.00
Transfer Fee	\$150.00

8. **Resale Certificates and Other Information.** Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o Legacy Southwest PM via [www.legacysouthwestpm.com/](http://www.legacysouthwestpm.com/). The telephone number for Legacy Southwest PM is (214) 705-1615. Alternatively, you may contact the office for Legacy Southwest PM at 8668 John Hickman Parkway, Suite 801, Frisco, Texas 75034 or by e-mail at [propertymanagement@basswoodvillagehoa.com](mailto:propertymanagement@basswoodvillagehoa.com).

**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:**

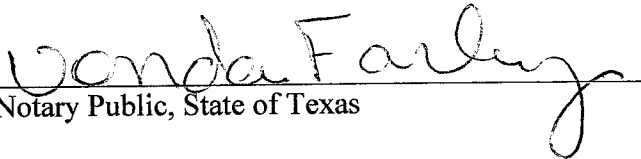
**BASSWOOD VILLAGE  
HOMEOWNERS' ASSOCIATION  
a Texas non-profit corporation**

By: Legacy Southwest Property  
Management, LLC  
Its: Managing Agent

By:   
Danielle Lascalere, Community Manager

STATE OF TEXAS       §  
                                  §  
COUNTY OF COLLIN   §

This instrument was acknowledged before me on the 26 day of February, 2024, by Danielle Lascalere, Community Manager with Legacy Southwest Property Management, LLC, the Managing Agent of Basswood Village Homeowners' Association, a Texas non-profit corporation.

  
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Notary Public, State of Texas

