



MARY LOUISE NICHOLSON  
COUNTY CLERK

100 West Weatherford Fort Worth, TX 76196-0401

PHONE (817) 884-1195

MCDONALD SANDERS  
777 MAIN STREET, SUITE 1300  
FT WORTH, TX 76102

Submitter: MCDONALD SANDERS

**DO NOT DESTROY**  
**WARNING - THIS IS PART OF THE OFFICIAL RECORD.**

Filed For Registration: 1/23/2020 2:58 PM

Instrument #: D220017463

CTF

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PGS

\$23.00

By: Mary Louise Nicholson

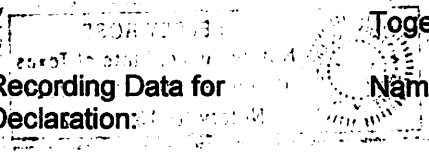
D220017463

ANY PROVISION WHICH RESTRICTS THE SALE, RENTAL OR USE OF THE DESCRIBED REAL PROPERTY  
BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW.

# EVERMAN PARK SOUTH HOMEOWNERS ASSOCIATION

## MANAGEMENT CERTIFICATE

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1. Name of Subdivision: Everman Park South
  2. Name of Association: Everman Park South Homeowners Association
  3. Recording Data for Subdivision: Plats recorded in Cabinet A, Slide 9995 of the Plat Records of Tarrant County, Texas and Cabinet A, Slide 11481 of the Plat Records of Tarrant County, Texas.

4. Recording Data for Declaration:  Together with any other filings or amendments of record.  
Name of Instrument: Declaration of Covenants, Conditions and Restrictions for Everman Park South Addition

Recording Information: Instrument Number D205103399 of the real property records of Tarrant County, Texas

Together with any other filings or amendments of record.

5. Mailing Address of the Association: Everman Park South Homeowners Association  
c/o T & D Ross Management Services, Inc.  
6610 Bryant Irvin Rd., Suite 300  
Fort Worth, Texas 76132-4227
6. Name and Mailing Address of the Person Managing the Association or the Association's Designated Representative: T & D Ross Management Services, Inc.  
6610 Bryant Irvin Rd., Suite 300  
Fort Worth, Texas 76132-4227
7. Other Information the Association Considers Appropriate: Prospective buyers are advised to independently examine the Declaration, Bylaws and all other governing documents of the Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to use.

Signed this 13 day of January, 2019.

EVERMAN PARK SOUTH HOMEOWNERS ASSOCIATION,  
a Texas non-profit corporation

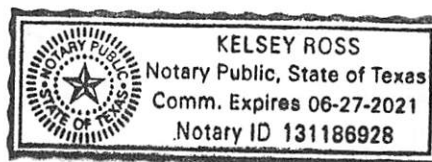
By: [Signature]  
President

Printed Name: David Ross

STATE OF TEXAS

COUNTY OF Tarrant

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Before me, the undersigned authority, on this day personally appeared David Ross, President of EVERMAN PARK SOUTH HOMEOWNERS ASSOCIATION, who signed the foregoing instrument, and acknowledged to me that he/she has executed this instrument for the purposes therein expressed and in the capacity therein stated.

Given under my hand and seal of office on this 13 day of January, 2019.

[Signature]  
Notary Public, State of Texas

After recording return to:

Brittani W. Rollen  
McDonald Sanders, P.C.  
777 Main Street, Suite 1300  
Fort Worth, TX 76102