

CONDOMINIUM ASSOCIATION  
MANAGEMENT CERTIFICATE

for

THE CENTRUM TOWER CONDOMINIUM ASSOCIATION

STATE OF TEXAS           §  
COUNTY OF DALLAS     §

The undersigned, being the PRESIDENT (board position) of The Centrum Tower Condominium Association, a non-profit corporation ("Association") organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 82.116 of the Texas Property Code which supersedes any prior Management Certificate filed by the Association:

1. Name of the Condominium: The name of the condominium is The Centrum Tower Condominium.
2. Name of the Association: The name of the Association is The Centrum Tower Condominium Association.
3. Location of the Condominium: The condominium location is 3111 Welborn St., Dallas, TX 75219.
4. Recording Date for the Declaration: The Association's Jurisdiction includes, but may not be limited to, the property subject to the Amended and Restated Declaration of Condominiums recorded on or about May 16, 2006 as Document No. 200600178273 in the Official Public Records of Dallas County, Texas, as amended from time to time, including (1) the First Amendment recorded on or about February 27, 2007 as Document No. 20070071554; (2) the Second Amendment recorded on or about February 10, 2015 as Document No. 201500033224; and (3) the Third Amendment recorded on or about October 12, 2016 as Document No. 201600285437 (collectively, The Declaration).
5. Name and Mailing Address of the Association: The name and mailing address of the Association is The Centrum Tower Condominium Association c/o WRMC, 6565 N. MacArthur Blvd #420, Irving, TX 75039.
6. The Contact Information for the Association's Designated Representative: The contact information for the designated representative of the Association is:  
WRMC  
6565 N. MacArthur Blvd #420  
Irving, TX 75039  
855.435.4596  
info4hoa@worthross.com.
7. The Association's Dedicatory Instruments are Available to Members Online at: [www.wrmcinc.com](http://www.wrmcinc.com)
8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

Description	Fee
Resale Disclosure Package Fee	\$375.00
Resale Certificate Update Fee	\$75.00
Rush Fee (in addition to the Resale Disclosure Package Fee) 3 business days (Optional)	\$450.00
Expedited Fee (in addition to the Resale Disclosure Package Fee) 1 business day (Optional)	\$500.00
Transfer Fee	\$375.00
Working Capital Contribution	2 months assessments
Utility Deposit (payable by seller as the utilities are billed in arrears)	Varies based on usage

EXECUTED on this 10 day of FEBRUARY, 2026.

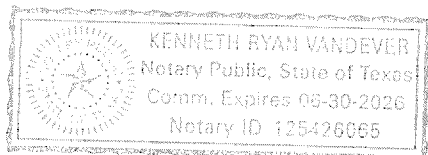
THE CENTRUM TOWER CONDOMINIUM ASSOCIATION

By: CYNTHIA Solomon  
 Printed: \_\_\_\_\_  
 Its: PRESIDENT

\*This Management Certificate does not purport to identify every publicly recorded document affecting the Association, or to report every piece of information pertinent to the Association. Rather, the purpose of the Management Certificate is to provide information sufficient for a title company or others to correctly identify the Association and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.

STATE OF TEXAS §  
 COUNTY OF DALLAS §

BEFORE ME, the undersigned notary public, on this 10 day of February, 2026 personally appeared Cynthia Gayle Solomon (name), President (board position) of The Centrum Tower Condominium Association, known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed.



Kenneth Ryan Vandever  
 Notary Public in and for the State of Texas

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

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**Instrument Number:** 202600028667

eRecording - Real Property

Recorded On: February 10, 2026 02:23 PM

Number of Pages: 3

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**" Examined and Charged as Follows: "**

Total Recording: \$29.00

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**\*\*\*\*\* 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: 202600028667  
Receipt Number: 20260210000541  
Recorded Date/Time: February 10, 2026 02:23 PM  
User: Blanca M  
Station: CC137.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, appearing to be "JFW", is written over the printed name of John F. Warren.