

**AMENDED AND RESTATED MANAGEMENT CERTIFICATE
OF
WHITE ROCK BLUFFS HAVENWOOD HEIGHTS HOMEOWNERS ASSOCIATION, INC.**

THIS INSTRUMENT AMENDS, RESTATES AND REPLACES IN ITS ENTIRETY THAT CERTAIN MANAGEMENT CERTIFICATE RECORDED AS DOCUMENT NO. 202400206146 IN THE OFFICIAL PUBLIC RECORDS OF DALLAS COUNTY, TEXAS.

The undersigned, being an officer of White Rock Bluffs Havenwood Heights Homeowners Association, Inc., and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: White Rock Bluffs Havenwood Heights.
2. The name of the association: White Rock Bluffs Havenwood Heights Homeowners Association, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All real property described in and encumbered by that certain Plat for White Rock Bluffs, recorded on December 8, 2023 as Document No. 202300247184, Plat Records of Dallas County, Texas; and that certain plat for White Rock Trail Addition, recorded on February 16, 2022, as Document No. 202200045541, Plat Records of Dallas County, Texas.
4. The recording data for the Declaration and any amendments and/or supplements to thereto: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the association: White Rock Bluffs Havenwood Heights Homeowners Association, Inc., c o Neighborhood Management Inc., 1024 S. Greenville Ave. Ste. 230, Allen, TX 75002.
6. The name, mailing address, telephone number, and email address of the person managing the association:

Name:	Neighborhood Management Inc.
Attn:	Beverly Coghlan
Mailing Address:	1024 S. Greenville Ave., Suite 230 Allen, Texas 75002
Telephone Number:	972-359-1548
Email Address:	managementcertificate@nmitx.com

7. Website to access the association's dedicatory instruments:
www.condocerts.com

8. Amount and description of fees related to property transfer in the subdivision:
The association fees are in the following amounts:

Transfer Fee - \$250.00

Builder Resale Certificate Fee - \$375.00

Working Capital Assessment - \$1,200.00

The association fees cover all costs that the association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

EXECUTED to be effective on the date this instrument is Recorded.

**WHITE ROCK BLUFFS HAVENWOOD HEIGHTS
HOMEOWNERS ASSOCIATION, INC.,**

a Texas non-profit corporation

By: Shanta Williams
Shanta' Williams, President

THE STATE OF TEXAS

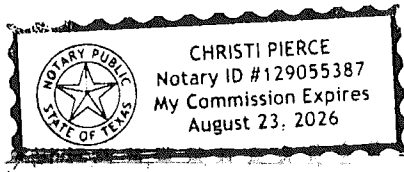
COUNTY OF

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This instrument was acknowledged before me on the 13 day of January 2025, by Shanta' Williams, President of WHITE ROCK BLUFFS HAVENWOOD HEIGHTS HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

[SEAL]



Christi Pierce

Notary Public Signature

AFTER RECORDING RETURN TO:

KRISTI E. STOTTS, ESQ.

WINSTEAD PC

600 W. FIFTH ST., STE. 900

AUSTIN, TEXAS 78701

EMAIL: KSTOTTS@WINSTEAD.COM

ATTACHMENT 1

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Amended and Restated Declaration of Covenants, Conditions and Restrictions for White Rock Bluffs Havenwood Heights, recorded as Document No. 202400185601, Official Public Records of Dallas County, Texas.
2. White Rock Bluffs Havenwood Heights Community Manual, recorded as Document No. 202400186858 Official Public Records of Dallas County, Texas.
3. White Rock Bluffs Havenwood Heights Adoption of Working Capital Assessment, recorded as Document No. 202500006869, Official Public Records of Dallas County, Texas.

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

Instrument Number: 202500007844

eRecording - Real Property

Recorded On: January 14, 2025 12:47 PM

Number of Pages: 5

" Examined and Charged as Follows: "

Total Recording: \$37.00

***** 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: 202500007844
Receipt Number: 20250114000406
Recorded Date/Time: January 14, 2025 12:47 PM
User: Pamela G
Station: CC149

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", located to the right of the printed name and title.