

AMENDED AND RESTATED MANAGEMENT CERTIFICATE
OF
LIBERTY CROSSING TOWNHOME ASSOCIATION, INC.

THIS CERTIFICATE AMENDS, RESTATES AND REPLACES IN ITS ENTIRETY THAT CERTAIN MANAGEMENT CERTIFICATE OF LIBERTY CROSSING TOWNHOME ASSOCIATION, INC., RECORDED AS DOCUMENT NO. 20230000010110, OFFICIAL PUBLIC RECORDS OF ROCKWALL COUNTY, TEXAS.

The undersigned, being an officer of Liberty Crossing Townhome Association, Inc., a Texas nonprofit corporation (the “**Association**”), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Liberty Crossing.
2. The name of the Association: Liberty Crossing Townhome Association, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All that certain real property situated in Rockwall County, Texas, made subject to that certain Liberty Crossing Master Covenant [Residential], recorded as Document No. 20230000009953 in the Official Public Records of Rockwall County, Texas (the “**Covenant**”) and to that certain Amended and Restated Liberty Crossing Development Area Declaration [Townhomes], recorded as Document No. 20230000018164 in the Official Public Records of Rockwall County, Texas (the “**Development Area Declaration**”) by the filing of one or more Notices of Applicability (as such term is defined in the Covenant).
4. The recording data for the Covenant, the Development Area Declaration and any amendments thereto: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the Association: Liberty Crossing Townhome Association, Inc., c/o Assured Association Management, Inc., a Texas corporation, 2500 Legacy Drive, Frisco, Texas 75034, Attention: Margie Maxwell.
6. The name, mailing address, telephone number and email address of the person managing the Association:

Name: Liberty Crossing Townhome Association, Inc.

c/o: Assured Association Management, Inc.

Attention: Margie Maxwell

Mailing Address: 2500 Legacy Drive

Frisco, Texas 75034

Telephone Number: 469-480-8000

Email Address: info@assuredmanagement.com

7. Website to access the Association’s dedicatory instruments: www.assuredmanagement.com
8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Townhome Assessment - \$600.00

Transfer Fee - \$150.00 plus \$65.00 Title Search Fee, if applicable.

Rush Fee - \$50.00 - \$100.00

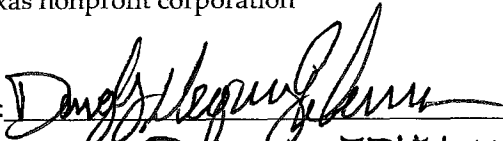
Statement of Account - \$50.00

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.

LIBERTY CROSSING TOWNHOME ASSOCIATION, INC., a
Texas nonprofit corporation

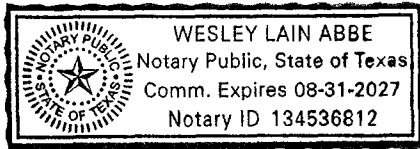
By: 
Name: DOUGLAS ERLEMAN
Title: SECRETARY / TREASURER

THE STATE OF TEXAS §
 §
COUNTY OF Denton §

This instrument was acknowledged before me on the 24th day of October, 2023, by
Douglas Erlemann, Secretary of Liberty Crossing Townhome Association, Inc., a Texas
nonprofit corporation, on behalf of said nonprofit corporation.

[SEAL]


Notary Public Signature



After recording return to:

Robert D. Burton, Esq.
WINSTEAD PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
RBURTON@WINSTEAD.COM

ATTACHMENT 1

1. Liberty Crossing Master Covenant [Residential], recorded under Document No. 20230000009953, Official Public Records of Rockwall County, Texas, as same may be amended from time to time.
2. Liberty Crossing Adoption of Working Capital Assessment [Residential] recorded under Document No. 20230000010028, in the Official Public Records of Rockwall County, Texas.
3. Liberty Crossing Community Manual [Residential], recorded under Document No. 20230000010021, in the Official Public Records of Rockwall County, Texas.
4. Amended and Restated Liberty Crossing Development Area Declaration [Townhomes], recorded under Document No. 20230000017927, Official Public Records of Rockwall County, Texas, as same may be amended from time to time.
5. Liberty Crossing Amended and Restated Townhome Community Manual, recorded under Document No. 20230000018164, Official Public Records of Rockwall County, Texas.
6. Liberty Crossing Adoption of Working Capital Townhome Assessment, recorded under Document No. 20230000017941, Official Public Records of Rockwall County, Texas.
7. Liberty Crossing Notice of Applicability [Townhomes], recorded under Document No. 20230000017940, Official Public Records of Rockwall County, Texas.

Electronically Filed and Recorded
Official Public Records
Jennifer Fogg, County Clerk
Rockwall County, Texas
10/31/2023 01:10:53 PM
Fee: \$38.00
20230000018220

