

**MANAGEMENT CERTIFICATE  
FOR  
THE FALLS HOMEOWNERS ASSOCIATION, INC.**

STATE OF TEXAS                   §  
  §       KNOW ALL MEN BY THESE PRESENTS:  
COUNTY OF COLLIN           §

The undersigned, being the Managing Agent of The Falls Homeowners Association, Inc., and in accordance with Section 209.004 of the Texas Property Code, which supersedes any Management Certificates previously filed by the Association:

1.     The name of the subdivision: The Falls.
2.     The name of the Association: The Falls Homeowners Association, Inc.
3.     The recording data for the subdivision: See Exhibit A.
4.     The name and mailing address of the Association:

The Falls Homeowners Association, Inc.  
c/o Neighborhood Management Inc  
1024 S Greenville Ave, Suite 230  
Allen, TX. 75002
5.     The name and contact information for the Managing Agent of the Association:

Neighborhood Management, Inc.  
Beverly Coghlan  
1024 S. Greenville Ave, Suite 230  
Allen, TX 75002  
Phone: 972-359-1548  
Email Address: managementcertificate@nmitx.com
6.     Website for Dedicatory Instruments: <https://neighborhoodmanagement.com>
7.     The amount and description of a fee or fees charged by the Association relating to a property transfer in the subdivision:

Resale Certificate:       \$375.00  
Optional Inspection Fee: \$150.00  
HOA Transfer Fee:       \$500.00.

{ACKNOWLEDGEMENT PAGE FOLLOWS}

**ACKNOWLEDGEMENT**

The foregoing is a true and correct copy of the Management Certificate for the association identified below

**THE FALLS HOMEOWNERS ASSOCIATION, INC.**

a Texas nonprofit corporation

By: Neighborhood Management Inc., Its Manager

By:

Name: Beverly Coghlan



STATE OF TEXAS

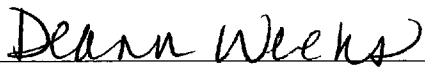
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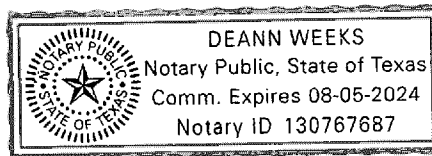
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COUNTY OF COLLIN

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This instrument was acknowledged before me on the 25 day of January, 2024, by Beverly Coghlan, Agent for the Association of The Falls Homeowners Association, Inc. a Texas nonprofit corporation, on behalf of said nonprofit corporation.

  
Notary Public Signature, State of Texas



**EXHIBIT A**

<b>Document</b>	<b>Recording Information</b>
The Falls, Phase 1A: O/615- June 9, 2003	Document No.20030609001071720
The Falls, Phase1B: O/631- June 11, 2003	Document No. 20030611001091690
The Falls, Phase 2: P/870 - September 3, 2004	Document No.20040903001315770
Declaration of Covenants, Conditions and Restrictions for The Falls – June 24, 2003	Document No. 20030624001185590
First Amendment to Declaration – September 10, 2004	Document No. 20040910001345570

**Collin County  
Honorable Stacey Kemp  
Collin County Clerk**

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**Instrument Number:** 2024000009067

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: January 26, 2024 08:31 AM

Number of Pages: 4

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

Total Recording: \$33.00

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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: 2024000009067  
Receipt Number: 20240126000015  
Recorded Date/Time: January 26, 2024 08:31 AM  
User: Kim D  
Station: Workstation cck024

**Record and Return To:**

Simplifile



**STATE OF TEXAS  
COUNTY OF COLLIN**

**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 Public Records of Collin County, Texas.**

Honorable Stacey Kemp  
Collin County Clerk  
Collin County, TX