


MARY LOUISE NICHOLSON
COUNTY CLERK

AFTER RECORDING RETURN TO:

**Judd A. Austin, Jr.
Henry Oddo Austin & Fletcher, P.C.
1700 Pacific Avenue
Suite 2700
Dallas, Texas 75201**

STATE OF TEXAS §
 §
COUNTY OF TARRANT §

**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
FOR
LYNN CREEK VILLAGE HOMEOWNERS ASSOCIATION, INC.**

This PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE (this "Certificate") is made on behalf of LYNN CREEK VILLAGE HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation (the "Association").

W I T N E S S E T H :

WHEREAS, LYNN CREEK – ARLINGTON, LTD., a Texas limited partnership, as Declarant, executed and previously placed of record that certain Declaration of Covenants, Conditions and Restrictions for Lynn Creek Village in the City of Arlington, Tarrant County, Texas, recorded on August 26, 1999, in Volume 13980, Page 0215, *et. seq.*, under Instrument No. D199217945 in the Official Public Records of Tarrant County, Texas (the "Declaration") as supplemented or amended, is incorporated herein for all purposes.

WHEREAS, the Association has caused this Certificate to be prepared and filed in accordance with the provisions of the Texas Residential Property Owners Protection Act as provided in Section 209.004 of the Texas Property Code.

NOW, THEREFORE, the undersigned hereby certifies as follows on behalf of the Association:

1. Name of the Subdivision. The name of the subdivision(s) which are the subject of the Declaration is Lynn Creek Village – Phase I and Phase II.
2. Name and Mailing Address of the Association. The name of the Association is Lynn Creek Village Homeowners Association, Inc., and its mailing address is c/o RealManage, P.O. Box 803555, Dallas, Texas 75380.
3. Recording Data for the Subdivision. The recording data for the subdivision are the plats or maps located in Cabinet A, Slide 5087 (Phase I), Cabinet A, Slide 6609 (Phase II), and

any amendments thereof or supplements thereto recorded in the Official Public Records of Tarrant County, Texas.

4. Recording Data for the Declaration. The Declaration is recorded in Volume 13980, Page 0215, *et. seq.*, under Instrument No. D199217945, along with any and all amendments and supplements thereto, recorded in the Official Public Records of Tarrant County, Texas.

5. Name and Contact Information for the Association or the Managing Agent of the Association. The Association's managing agent is RealManage, P.O. Box 803555, Dallas, Texas 75380, phone number (866) 473-2573, fax number (866) 919-5696, and email LYNCREEK@CiraMail.com.

6. Website. The Association's website may be found at www.realmanage.com, www.realmanage.com/homeowner-resident-services, and www.ciranet.com/ResidentPortal.

7. Fees Due Upon Property Transfer. Fees charged relating to a property transfer are as follows:

Description	Fee
Resale Certificate	\$ 310.00
Transfer Fee	\$ 325.00
Refinance Fee	\$ 250.00

8. Resale Certificates. Resale Certificates may be requested by contacting the Association c/o RealManage via www.realmanage.com or www.realmanage.com/closingportal. The telephone number for RealManage is (866) 473-2573. Alternatively, you may contact the office for RealManage at P.O. Box 803555, Dallas, Texas 75380.

IN WITNESS WHEREOF, the undersigned has caused this Certificate to be executed on behalf of the Association in compliance with Section 209.004 of the Texas Property Code. This Certificate shall serve to take the place of all Management Certificates previously filed on behalf of the Association.

ASSOCIATION:

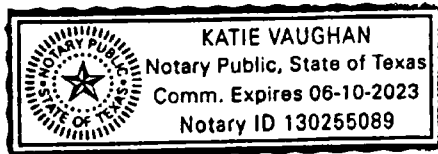
**LYNN CREEK VILLAGE
HOMEOWNERS ASSOCIATION, INC.,
a Texas non-profit corporation**

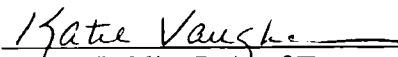
By: RealManage
Its: Managing Agent

By: 
Kevin McDonald, Community Manager

STATE OF TEXAS §
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COUNTY OF DALLAS §

This instrument was acknowledged before me on the 16th day of August 20 21,
by Kevin McDonald, Community Manager with RealManage, the Managing Agent of Lynn Creek
Village Homeowners Association, Inc., a Texas non-profit corporation.




Notary Public, State of Texas