

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE  
FOR  
GOODLAND HOMEOWNERS ASSOCIATION, INC..**

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THE STATE OF TEXAS                   §  
   §  
COUNTY OF ELLIS                   §

The undersigned, being the Manager of Goodland Homeowners Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code which supersedes any prior Management Certificate filed by Goodland Homeowners Association, Inc.:

1. Name of Subdivision: Goodland previously known as Prairie Ridge.
2. Name of Association: Goodland Homeowners Association, Inc.
3. Recording Data for the Subdivision:
  - a) Prairie Ridge, Phase One (1), a subdivision in Ellis County, Texas according to the map or plat thereof recorded in Volume K, Page 60 of the Plat Records of Ellis County, Texas and all amendments to or replats of said maps or plats, if any.
  - b) Prairie Ridge, Phase Two (2), a subdivision in Ellis County, Texas according to the map or plat thereof recorded in Volume K, Page 284 of the Plat Records of Ellis County, Texas and all amendments to or replats of said maps or plats, if any.
  - c) Prairie Ridge, Phase Three (3), a subdivision in Ellis County, Texas according to the map or plat thereof recorded in Volume L, Page 57 of the Plat Records of Ellis County, Texas and all amendments to or replats of said maps or plats, if any.
  - d) Prairie Ridge, Phase Four (4), a subdivision in Ellis County, Texas according to the map or plat thereof recorded in Volume M, Pages 231-233 of the Plat Records of Ellis County, Texas and all amendments to or replats of said maps or plats, if any.
  - e) Property to be known as Prairie Ridge, Phases 5 and 6 described by metes and bounds in Exhibit II A" attached to the II Annexation and Supplemental Declaration of Covenants, Conditions and Restrictions for Certain Property to be Annexed into Prairie Ridge (The Annexed Property Being Commonly Known as Prairie Ridge, Phases 5 and 6).
  - f) Property to be known as Prairie Ridge, Phase 7 described by metes and bounds in Exhibit "A" attached to the "Annexation and Supplemental Declaration of Covenants, Conditions and Restrictions for Certain Property to be Annexed into Prairie Ridge (The Annexed Property Being Commonly Known as Prairie Ridge, Phase 7).
4. Recording Data for the Declaration:
  - a) Declaration of Covenants, Conditions and Restrictions for Prairie Ridge filed under Ellis County Clerk's File No. 2011682, Official Public Records of Ellis County, Texas.

- b) First Amendment to Declaration of Covenants, Conditions and Restrictions for Prairie Ridge filed under Ellis County Clerk's File No. 2037063, Official Public Records of Ellis County, Texas.
  - c) Second Amendment to Declaration of Covenants, Conditions and Restrictions for Prairie Ridge filed under Ellis County Clerk's File No. 2240014, Official Public Records of Ellis County, Texas.
  - d) Annexation and Supplemental Declaration of Covenants, Conditions and Restrictions for Prairie Ridge, Phase 2 filed under Ellis County Clerk's File No. 22037062, Official Public Records of Ellis County, Texas.
  - e) Annexation and Supplemental Declaration of Covenants, Conditions and Restrictions for Prairie Ridge, Phase 3 filed under Ellis County Clerk's File No. 2115774, Official Public Records of Ellis County, Texas.
  - f) Annexation and Supplemental Declaration of Covenants, Conditions and Restrictions for Prairie Ridge, Phase 4 filed under Ellis County Clerk's File No. 2233948, Official Public Records of Ellis County, Texas.
  - g) Annexation and Supplemental Declaration of Covenants, Conditions and Restrictions for Certain Property to be Annexed into Prairie Ridge (The Annexed Property Being Commonly Known as Prairie Ridge, Phases 5 and 6) filed under Ellis County Clerk's File No. 2207171, Official Public Records of Ellis County, Texas.
  - h) Annexation And Supplemental Declaration of Covenants, Conditions and Restrictions for Certain Property to be Annexed into Prairie Ridge (The Annexed Property Being Commonly Known as Prairie Ridge, Phase 7) filed under Ellis County Clerk's File No. 2203497, Official Public Records of Ellis County, Texas.
5. Name and Mailing Address of the Association is: Goodland Homeowners Association, Inc., c/o FirstService Residential, 14951 N. Dallas Pkwy., Suite 600, Dallas, TX 75254.
  6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Goodland Homeowners Association, Inc., c/o FirstService Residential, 14951 N. Dallas Pkwy., Suite 600, Dallas, TX 75254.
  7. Telephone Number to Contact the Association is: 1-214-871-9700.
  8. Email Address to Contact the Association: [Mgmt-CertificateTX@fsresidential.com](mailto:Mgmt-CertificateTX@fsresidential.com)
  9. The Association's website may be found at: <https://GoodlandHOA.connectresident.com>
  10. Fees charged by the Association upon the sale or transfer of Property:
    - a. Resale Certificate: \$375.00 or more not to exceed the maximum allowable rate.
    - b. Resale Certificate Rush Fee: \$75.00 (3-4 day rush) or \$125.00 (1-2 day rush).
    - c. Resale Certificate Update Fee (within 60 days of original request): \$75.00.
    - d. Refinance Certificate Fee: \$150.00.
    - e. Refinance Certificate Rush Fee: \$75.00 (3-4 day rush) or \$125.00 (1-2 day rush).
    - f. HOA Questionnaire (optional) – Single Family: \$250.00.
    - g. Loan Estimate Questionnaire (optional) – Single Family: \$100.00
    - h. Working Capital Contribution: Equal to 50% of current annual assessment.

Executed on this the 13 day of November 2024.

GOODLAND HOMEOWNERS ASSOCIATION,  
INC.

By: Jennifer Huerta  
PRESIDENT, Manager and Agent

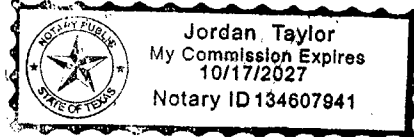
THE STATE OF TEXAS

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ACKNOWLEDGMENT

COUNTY OF ELLIS

BEFORE ME, the undersigned notary public, on this the 13 day of November 2024 personally appeared Jennifer Huerta Manager and Agent of Goodland Homeowners Association, Inc., 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 and on behalf of the Association.



Jordan Taylor  
Notary Public in and for the State of Texas

RECORDED BY:

**ISG** | SEARS  
BENNETT  
& GERDES, LLP

6548 GREATWOOD PKWY.  
SUGAR LAND, TEXAS 77479

STATE OF TEXAS      COUNTY OF ELLIS  
I hereby certify this instrument was filed on the date  
and time stamped hereon and was duly recorded in  
the records of Ellis County, Texas as stamped hereon.  
COUNTY CLERK, ELLIS COUNTY, TEXAS



Huertas Valdez