

CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE
FOR
INDIAN CREEK CONDOMINIUM ASSOCIATION

THE STATE OF TEXAS §
 §
COUNTY OF TARRANT §

THIS CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE ("Certificate") is made on behalf of INDIAN CREEK CONDOMINIUM ASSOCIATION, a Texas non-profit corporation (the "Association").

WITNESSETH:

WHEREAS the Association, a Texas joint venture, previously placed of record that certain Condominium Declaration for Indian Creek Condominiums, Phase I (A Condominium Project), recorded in Volume 6, Page 75, as Instrument No. D180534085, Condominium Records 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 provision of the Uniform Condominium Act as provided in Section 82.116 of the Texas Property Code.

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

1. Name of Condominium. The name of the condominium project which is the subject of the Declaration is Indian Creek-Phase I and Phase II.

2. Name and Mailing Address of the Association. The name of the Association is Indian Creek Condominium Association, a Texas non-profit corporation, and its mailing address is c/o T&D Ross Management Services, 240 E. Renfro Street, Suite 202 Burleson TX 76028.

3. Location of the Condominium. The location of the condominium regime is 1319 Roaring Springs Road, Fort Worth, Tarrant County, Texas.

4. Recording Data for the Condominium. The recording data for the condominium project are those certain maps or plats for Indian Creek recorded in Volume 338-49, Page 7 and Volume 388-55, Page 9 of the Map or Plat Property Records of Tarrant County, Texas.

The recording data for the Condominium Declaration is recorded in Volume 6, Page 75, as Instrument No. D180534085, and the First Amendment to the Condominium Declaration is recorded in the Condominium Records, in the Official Records of Tarrant County, Texas, which Declaration, as supplemented or amended, is incorporated herein for all purposes, together with any other filings or amendments of record.



D223201474

Mary Louise Nicholson
MARY LOUISE NICHOLSON
COUNTY CLERK

5. Name and Contact Information for the Association or the Managing Agent of the Association. The Association's management agent is T&D Ross Management Services, Inc., 240 E. Renfro Street, Suite 202, Burleson TX 76028, phone number (817) 295-1828 email tracie@tdrms.com.

6. Website. The Association's website may be found at <https://www.iccfw.com>.

7. Resale Certificates and Other Information: Resale Certificates and other information may be requested by contacting the Association at <https://www.tdrms.com/resale-certificate>. The resale fee is \$375.00 and the transfer fee is \$100.00. Any statement of account for refinancing is \$50.00. Alternatively, you may contact the corporate office of T&D Ross Management Services, Inc. by appointment at 240 E. Renfro Street, Suite 202 Burleson TX 76028, phone number (817) 295-1828.

Prospective purchasers are advised to independently examine the Declarations, Bylaws, and all other governing documents of the Association, together with obtaining official Resale Certificate, and performing a comprehensive physical inspection of the unit and common areas prior to purchase.

THE PURPOSE OF THIS CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION, OR TO REPORT EVERY INSTRUMENT PERTINENT TO THE SUBDIVISION. NO PERSON SHOULD RELY ON THIS CERTIFICATE FOR ANYTHING OTHER THAN INSTRUCTIONS FOR CONTACTING THE ASSOCIATION IN CONNECTION WITH THE TRANSFER OF TITLE TO A HOME IN THE SUBDIVISION. THE REGISTERED AGENT OF THE ASSOCIATION IS ON FILE WITH THE TEXAS SECRETARY OF STATE.

IN WITNESS WHEREOF, the undersigned has caused this Condominium Association Management Certificate to be executed on behalf of the Association in compliance with Section 82.116 of the Texas Property Code. This Certificate shall serve to take the place of all Management Certificates previously filed on behalf of the Association.

Signed this 29th day of June 2023.

INDIAN CREEK CONDOMINIUM ASSOCIATION,

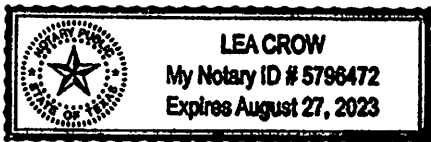
a Texas non-profit organization

By: _____

Cathy Brooks, President

THE STATE OF TEXAS §
 §
COUNTY OF TARRANT §

This instrument was acknowledged before me on this 29th day of June 2023, by
Cathy Brooks, President of Indian Creek Condominium Association, a Texas non-profit corporation, on
behalf of said Association.



Lea Crow
Notary Public, State of Texas
Printed Name: Lea Crow

Comm. Exp. 8-27-23

AFTER RECORDING RETURN TO:

T&D Ross Management Services, Inc.
240 E. Renfro Street, Suite 202
Burleson, TX 76028



FILED AND RECORDED
OFFICIAL PUBLIC RECORDS OF
TARRANT COUNTY, TEXAS
11/09/2023 11:30 AM

D223201474
PROPERTY OWNERS ASSOCIATION MANAGEMENT CE
Pages: 3
Fees: \$27.00

Mary Louise Nicholson
MARY LOUISE NICHOLSON
COUNTY CLERK



Mary Louise Nicholson
Tarrant County Clerk

100 W. Weatherford
Fort Worth, TX 76196
(817) 884 - 1195
wm-countyclerk@tarrantcounty.com

OFFICIAL RECEIPT

RECEIPT NUMBER	DATE
6095767	11/09/2023 11:30:57 AM

Issued to: DAVID II ROSS
9696 WHISPERING CREEK TER
GRANDVIEW, TX 76050-1700

For Payment of:

Type	Pages	Reference #	Fees
1 PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE	3	D223201474	\$27.00
Total:			\$27.00

Amount Paid: \$27.00
Change: \$0.00

Method of Payment:	Reference Number:	Amount:
Credit Card	9242ae99	\$27.00

THANK YOU
Mary Louise Nicholson
County Clerk
Recording life's events since 2011

Clerk: Natalie G



Your feedback is important to us.
Scan the QR Code and let us know how our service was today.