

**CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE  
FOR  
6509 PRESTON ROAD CONDOMINIUM ASSOCIATION**

STATE OF TEXAS                   §  
  §           **KNOW ALL PERSONS BY THESE PRESENTS:**  
COUNTY OF DALLAS           §

Pursuant to the provisions of Section 82.116 of the Texas Uniform Condominium Act, the undersigned property owners' association hereby records this Management Certificate for 6509 Preston Road Condominium Association. This instrument corrects, amends, restates, and entirely replaces all management certificates for this subdivision that were previously recorded in the Real Property Records of Dallas County, Texas.

1. The name of the community is 6509 Preston Road.
2. The name of the association is 6509 Preston Road Condominium Association.
3. The location of the community is 6509 Preston Road, Dallas, TX 75205
4. The recording data for the Declaration is as follows:

Instrument

6509 Preston Road Condominium Declaration and Master Deed including schedule A and the Bylaws for 6509 Preston Road Condominium Association.

Recording Data

Dallas County Clerk, October 11, 1979, Volume 79200 Page 0594, Instrument# 197902008521

5. The name and mailing address of the association:  
  
6509 Preston Road Condominium Association  
c/o ATB Community Management, Inc.  
P.O. Box 794367  
Dallas, TX 75379
6. The name, mailing address, telephone number, and e-mail address of the person managing the association or the association's designated representative is as follows:

Jordan Bailey  
c/o ATB Community Management, Inc.  
P.O. Box 794367  
Dallas, TX 75379  
972-346-8092  
[jbailey@atbcm.com](mailto:jbailey@atbcm.com)

7. The website address of any Internet website on which the association's dedicatory instruments are available in accordance with Section 207.006 is:

<https://atbcm.vmsclientonline.com>

8. The amount and description of a fee or fees charged by the association relating to a property transfer in the subdivision is as follows:

Resale Certificate Fee:	\$375.00
Expedited Fee-Delivery within 48 Hours	\$500.00
Rush Fee-Delivery within 72 Hours	\$450.00
Transfer Fee	\$250.00

IN WITNESS WHEREOF this Condominium Association Management Certificate is hereby executed by its duly authorized agent on this 14<sup>th</sup> day of July, 2025.

**6509 Preston Road Condominium Association**  
a Texas non-profit corporation

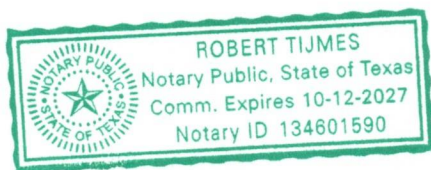
By: Jordan Bailey

Its: Duly Authorized Agent

#### ACKNOWLEDGMENT

STATE OF TEXAS           §  
   §  
COUNTY OF Dallas       §

This instrument was acknowledged before me on the 14<sup>th</sup> day of July, 2025  
By Jordan Bailey, of 6509 Preston Road Condominium Association., a Texas non-profit corporation, on behalf  
of said non-profit corporation.



Robert Tijmes  
Notary Public in and for the State of Texas

My Commission Expires: 10-12-2027