

**AMENDED AND RESTATED MANAGEMENT CERTIFICATE
OF
FAIRVIEW RANCH HOMEOWNERS
ASSOCIATION, INC.**

The undersigned, being an officer of Fairview Ranch Homeowners Association, Inc. (the "Association") and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

THIS CERTIFICATE AMENDS, RESTATES AND REPLACES IN ITS ENTIRETY THAT CERTAIN FAIRVIEW RANCH HOMEOWNERS ASSOCIATION, INC. MANAGEMENT CERTIFICATE, RECORDED AS DOCUMENT NO. 20130708000946670 and 20140423000390970, IN THE OFFICIAL PUBLIC RECORDS OF COLLIN COUNTY, TEXAS.

1. The name of the subdivision: Fairview Ranch
2. The name of the association: Fairview Ranch Homeowners Association, Inc., a Texas non-profit corporation.
3. The recording data for the subdivision: That real property in Collin County, Texas, as described in Appendix "A" to that certain Declaration of Covenants, Conditions and Restrictions for Fairview Ranch, recorded under Document No. 20130708000946670, Official Public Records of Collin County, Texas (the "Declaration").
4. The recording data for the Declaration with any amendments and/or supplements to the Declaration: The recording data for the Declaration and any amendments and supplements thereto, are particularly described on Exhibit "A" attached hereto and incorporated herein by reference.
5. The name and mailing address of the Association: Fairview Ranch Homeowners Association, Inc. c/o Property Management Group, LLC, 10340 Alta Vista Road, Fort Worth, TX 76244, Attn: Dawn Kelly.
6. The name, mailing address, telephone number, and email address of the person managing the association:

Name:	Property Management Group, LLC
Attn:	Dawn Kelly
Mailing Address:	10340 Alta Vista Road, FW, TX 76244
Telephone Number:	817.337.1221
Email Address:	DKelly@PropertyManagementGroup.org; CustomerService@PropertyManagementGroup.org

7. Website to access the association's dedicatory instruments: Not Required
8. Amount and description of fees related to property transfer in the subdivision: The association fees are in the following amounts:

Transfer Fee – \$150.00

Resale Certificate Fee - \$250.00

The association fees cover all costs that the association incurs related to a property transfer in the subdivision.

EXECUTED to be effective on the date this instrument is Recorded.

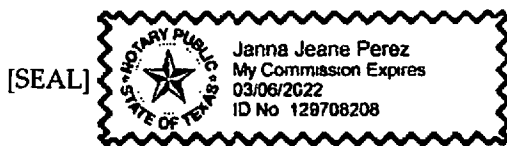
**FAIRVIEW RANCH HOMEOWNERS ASSOCIATION,
INC., a**

Texas non-profit corporation

By: *Dawn Kelly*
Name: Dawn Kelly
Title: Authorized Agent

STATE OF TEXAS §
 §
COUNTY OF Tarrant §

This instrument was acknowledged before me this 5th day of January, 2022 by
Dawn Kelly, Authorized Agent of Fairview Ranch Homeowners Association, Inc., a
Texas non-profit corporation, on behalf of said non-profit corporation.



Janna Jeane Perez
Notary Public Signature

AFTER RECORDING RETURN TO:
PROPERTY MANAGEMENT
GROUP, LLC
10340 ALTA VISTA ROAD UNIT C
FORT WORTH, TX 76244
DKELLY@PROPERTYMANAGEMENTGROUP.ORG

EXHIBIT "A"

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Declaration of Covenants, Conditions and Restrictions for Fairview Ranch Homeowners Association, recorded as Document No. 20130708000946670 on July 8, 2013 as Official Public Records of Collin County, Texas.
2. Amended & Restated Bylaws of Fairview Ranch Homeowners Association, recorded as Document No. 20140423000390970 on April 23, 2014 as Official Public Records of Collin County, Texas.



Filed and Recorded
Official Public Records
Stacey Kemp, County Clerk
Collin County, TEXAS
01/12/2022 08:54:53 AM
\$34.00 SCAPELA
20220112000061630

FAIRVIEW RANCH
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