



VG-364-2021-202100389803

Rec'd CMA

JAN 10 2022

Dallas County
John F. Warren
Dallas County Clerk

✓ Instrument Number: 202100389803

Real Property Recordings

Recorded On: December 31, 2021 09:29 AM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$30.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 202100389803
Receipt Number: 20211231000175
Recorded Date/Time: December 31, 2021 09:29 AM
User: Pamela G
Station: CC30

Record and Return To:

CMA INC
1800 PRESTON PARK BLVD STE 200

PLANO TX 75093



STATE OF TEXAS

Dallas County

**I hereby certify that this Instrument was filed in the File Number sequence on the date/time
printed hereon, and was duly recorded in the Official Records of Dallas County, Texas**

John F. Warren
Dallas County Clerk
Dallas County, TX

**MANAGEMENT CERTIFICATE
FOR
PAGEWOOD TOWNHOUSES PHASE II**

Rec'd CMA
JAN 10 2022

STATE OF TEXAS §
 §
COUNTY OF DALLAS §

KNOW ALL MEN BY THESE PRESENTS:

Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners' association hereby records this Management Certificate for Pagewood Townhouses Phase II Association.

1. The name of the subdivision is Pagewood Townhouses Phase II.
2. The name of the association is Pagewood Townhouses Phase II Association.
3. The recording data for the subdivisions follows:

Subdivision

Recording Data

Crest Meadow Estates Seventh Installment

Final Plat filed in Volume 70063, Page 1594 on 4/1/1970.

4. The recording data for the Declaration(s) follows:

Instrument and Recording Data

Declaration of Covenants, Conditions and Restrictions for Pagewood Townhouses Phase II Association, Recorded in the Property Records of Dallas County, Texas in Volume 74069, Pages 2026-2055 on 4/8/1974.

First Amendment to Declaration of Covenants, Conditions and Restrictions for Pagewood Townhouses Phase II Association, Recorded in the Property Records of Dallas County, Texas in Volume 99180, Pages 1413-1414 on 9/5/1999.

Second Amendment to Declaration of Covenants, Conditions and Restrictions for Pagewood Townhouses Phase II Association, Recorded in the Property Records of Dallas County, Texas in Volume 200014, Pages 5914-5915 on 6/12/2000.

5. Pagewood Townhouses Phase II Association, in c/o RTI/Community Management Associates, Inc., (CMA) 1800 Preston Park Boulevard, Suite 200, Plano, Texas 75093.
6. The association's designated representative is RTI/Community Management Associates, Inc. (CMA), 1800 Preston Park Boulevard, Suite 200, Plano, Texas 75093. For association information, the phone number is 972-943-2820, the email is closing@cmamanagement.com and the association's website is www.cmamanagement.com.
7. Fees charged in connection with a property transfer in the subdivision are:
 - Resale Certificate- Routine Owner Certificate \$375, Lot Purchase by Builder \$50
 - Transfer Fee: \$175
 - Foreclosure Transfer Fee: \$190

JAN 10 2022

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 16th day of December, 2021.

PAGEWOOD TOWNHOUSES PHASE II ASSOCIATION.

By: CMA, its Manager

By: Candace Davis

ACKNOWLEDGMENT

STATE OF TEXAS

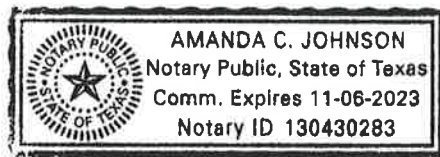
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COUNTY OF COLLIN

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This instrument was acknowledged before me on the 16th day of December, 2021, by Candace Davis of CMA, Manager for Pagewood Townhouses Phase II Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.



Amanda C. Johnson
Notary Public, State of Texas

AFTER RECORDING, RETURN TO:

CMA, Inc.
Attention: Kathleen Dawsey
1800 Preston Park Boulevard, Suite 200
Plano, Texas 75093