

67,029

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THE STATE OF TEXAS       §  
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COUNTY OF CAMP         §

**HIDDEN VILLAGE  
PROPERTY OWNERS ASSOCIATION  
MANAGEMENT CERTIFICATE**  
As Required By Section 209.004, Texas Property Code

**NOTICE IS HEREBY GIVEN** that the below property is controlled by a mandatory homeowners association.

- 1. SUBDIVISION INFORMATION:** Hidden Village is a phased addition to the City of Pittsburg.

Whispering Hills Estates, an addition in Camp County, Texas, recorded in Volume 2, Page 25 of the Camp County Plat Records.

Whispering Hills Section III, an addition in Camp County, Texas, recorded in Volume 2, Page 116 of the Camp County Plat Records.

- 2. DECLARATION INFORMATION:** Lots in Hidden Village are subject to the Declaration of Covenants, Conditions & Restrictions for Hidden Village was recorded on September 23, 1985, as Document No. 25831, Volume 219, Camp County, Texas.

Second Amended Restrictive Covenants for Hidden Village were filed on January 6, 1986, as Document No. 26600, Volume 221, Camp County, Texas.

Third Amended Restrictive Covenants for Hidden Village was filed on May 20, 1986, as Document No. 27929, Volume 225, Camp County, Texas.

Fourth Amended Restrictive Covenants for Hidden Village was filed on August 21, 1986, as Document No. 28844, Volume 328, Camp County, Texas.

Fifth Amended Restrictive Covenants for Hidden Village was filed on January 23, 1989, as Document No. 5729, Volume 246, Camp County, Texas.

Sixth Amended Restrictive Covenants for Hidden Village was filed on April 26, 1989, as document No. 6341, Volume 247, Camp County, Texas.

Amended Protective and Restrictive Covenants (Camping Lots Only) was filed on June 27, 1997, as Document No. 25628, Volume 62, Camp County, Texas.

Second Amended Protective and Restrictive Covenants Whispering Hills Section II was filed on May 25, 2001, as Document No. 4046, Volume 119, Camp County, Texas.

Additional Blocks to be Added to Whispering Hills Section II, Hidden Village, was recorded on September 19, 2001, as Document No. 5117, Volume 126, Camp County, Texas.

Additional Lots to be included and covered under the Third Amended Protective and Restrictive Covenants Whispering Hills Section II was recorded on June 14, 2003, as Document No. 9432, Volume 150, Camp County, Texas.

Third Amended Protective and Restrictive Covenants Whispering Hills Section II Hidden Village was filed on June 8, 2001, as Document No. 4168, Volume 120, Camp County, Texas.

Fourth Amended Protective and Restrictive Covenants of Whispering Hills Section II and Whispering Hills Section III, Hidden Village was recorded on January 31, 2003, as Document No. 9616, Volume 151, Camp County, Texas.

Corporate Authorization, Fourth Amended Protective and Restrictive Covenants of Whispering Hills Section II and Section III, Hidden Village was recorded on March 26, 2010, as Document No. 34263, Volume 289, Camp County, Texas.

Fifth Amended Protective and Restrictive Covenants of Whispering Hills Section II and Section II of Hidden Villages was filed on February 3, 2017, as Document No. 53094, Volume 409, Camp County, Texas.

**3. NAME OF PROPERTY OWNERS ASSOCIATION:** Hidden Village Homeowners Association

**4. ASSOCIATION'S MANAGING AGENT NAME AND MAILING ADDRESS:**

<i>clo</i> Texas Star Community Management, LLC	Phone: (469) 899-1000
6401 S. Custer Road	Fax: (469) 533-8836
Suite 2020	Website: <a href="http://www.townsq.io">www.townsq.io</a>
McKinney, TX 75070	Resales Certificates: <a href="http://www.homewisedocs.com">www.homewisedocs.com</a>
	Email: <a href="mailto:manager@tscmanagement.com">manager@tscmanagement.com</a>

**5. COSTS ASSOCIATED WITH PROPERTY TRANSFER:**

<b>Resale Certificate:</b>	<b>\$300.00</b>
<b>Statement of Account</b>	<b>\$ 75.00</b>
<b>Update Fee:</b>	<b>\$ 75.00</b>
<b>Transfer Fee:</b>	<b>\$150.00</b>
<b>Lender Questionnaire:</b>	<b>Up to \$200.00</b>

**DATED:** August 24, 2021

**HIDDEN VILLAGE HOMEOWNERS ASSOCIATION,**  
a Texas property owners association

By: **TEXAS STAR COMMUNITY MANAGEMENT, LLC**  
a Texas corporation, its managing agent

By: *Susan Garrett*  
Susan Garrett, Vice President of Client Relations

**ACKNOWLEDGEMENT**

**THE STATE OF TEXAS**

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**COUNTY OF COLLIN**

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**BEFORE ME**, the undersigned notary public, on this day personally appeared Susan Garrett, known to me to be the person whose name is subscribed to the foregoing instrument and who acknowledged to me that s/he executed the same for the purposes and consideration set forth therein and in the capacity therein stated.

**SUBSCRIBED AND SWORN TO BEFORE ME**, on this the *24* day of *August*, 2021

*Gretchen L. Grese*  
**NOTARY PUBLIC IN AND FOR**  
**THE STATE OF TEXAS**

**AFTER RECORDING PLEASE RETURN TO:**

Texas Star Community Management, LLC  
6041 Custer Road, Suite 2020  
McKinney, TX 75070

