



VG-364-2021-202100262333

Dallas County
John F. Warren
Dallas County Clerk

✓ Instrument Number: 202100262333

Real Property Recordings

Recorded On: September 01, 2021 03:04 PM

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: 202100262333
Receipt Number: 20210901001214
Recorded Date/Time: September 01, 2021 03:04 PM
User: Thelma B
Station: CC17

Record and Return To:

LAKES OF BENT TREE CONDOMINIUM ASSOCIATION
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
LAKES OF BENT TREE CONDOMINIUMS**

STATE OF TEXAS

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§
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KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF DALLAS

Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners' association hereby records this Management Certificate for Lakes of Bent Tree Condominium Association.

1. The name of the subdivision is Lakes of Bent Tree Condominiums.
2. The name of the association is Lakes of Bent Tree Condominium Association.
3. The recording data for the subdivisions follows:

Subdivision

Recording Data

Lakes of Bent Tree Condominiums

Volume 82125, Pages 1659-1812, Plat Records, Dallas County, Texas.

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

Instrument and Recording Data

Condominium Declaration for Lakes of Bent Tree Condominiums, Recorded in the Property Records of Dallas County, Texas, Volume 82125, Page 1603.

5. Lakes of Bent Tree Condominium 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
 - Working Capital: = 2 times monthly dues (2 months of dues)
 - Transfer Fee: \$175
 - Foreclosure Transfer Fee: \$190

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 26
day of AUGUST, 2021.

LAKES OF BENT TREE CONDOMINIUM ASSOCIATION, INC.

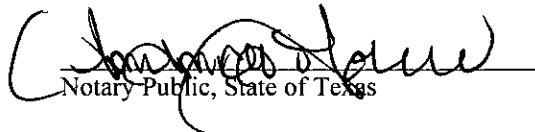
By: CMA, its Manager

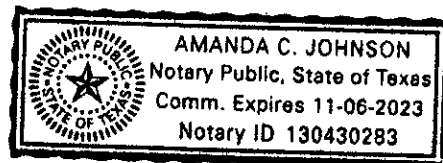
By: 

ACKNOWLEDGMENT

STATE OF TEXAS §
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COUNTY OF COLLIN §

This instrument was acknowledged before me on the 26 day of AUGUST, 2021, by TIMOTHY D. MCCONVILLE of CMA, Manager for Lakes of Bent Tree Condominium Association, Inc.; a Texas non-profit corporation, on behalf of said non-profit corporation.


Notary Public, State of Texas



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