D224083803 05/14/2024 01:09 PM Page: 1 of 3 Fee: \$28.00 Submitter: Sears, Bennett & Gerdes, LLP Electronically Recorded by Tarrant County Clerk in Official Public Records

## PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE FOR LAKEVIEW WEST HOMEOWNERS ASSOCIATION

MARY LOUISE NICHOLSON COUNTY CLERK

THE STATE OF TEXAS §

COUNTIES OF TARRANT §

The undersigned, being the Managing Agent of Lakeview West Homeowners Association, a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code which supersedes any prior Management Certificate filed by Lakeview West Homeowners Association:

- 1. Name of Subdivision: Lakeview West.
- 2. Name of Association: Lakeview West Homeowners Association.
- 3. Recording Data for the Subdivision:
  - a) Lakeview West is an addition to the city of Grand Prairie located in Tarrant County, Texas, according to the maps or plats thereof, recorded in the Map Records of Tarrant County, Texas, under File Numbers D213235131, 0215010690, and D215274510 along with any amendments or supplements thereto.
- 4. Recording Data for the Declaration:
  - a) Lakeview West is subject to the Declaration of Covenants, Conditions, and Restrictions for Lakeview West Homeowners Association which are filed in the real property records in Tarrant County, Texas and any amendments thereto as follows:
    - a. Recording Date: 03/17/2014; Filed Document: DCCER; Recording Information: D214051174.
    - b. Recording Date: 01/30/2015; Filed Document: 1<sup>st</sup> Amendment to DCCER; Recording Information: D215020154.
    - c. Recording Date: 01/17/2016; Filed Document: Supplemental Declaration of Annexation; Recording Information: D216031518
- 5. Name and Mailing Address of the Association is: Lakeview West Homeowners Association c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
- 6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Lakeview West Homeowners Association c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
- 7. Telephone Number to Contact the Association is: 214-871-9700.

SDG: FSR-0004

D224083803 Page 2 of 3

- 8. Email Address to Contact the Association: Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o FirstService Residential via <a href="https://www.fsresidential.com/texas/resale-and-lender-documents">https://www.fsresidential.com/texas/resale-and-lender-documents</a>. Alternatively, you may contact the office for FirstService Residential by email at Mgmt-CertificateTX@fsresidential.com.
- 9. The Association's website is:https://lakeviewwest.connectresident.com
- 10. Fees charged by the Association upon the sale or transfer of Property:
  - a. Resale Disclosure Package: \$375.00
    - i. 1-2 days: \$500.00.
    - ii. 3-5 days: \$450.00.
  - b. Resale Disclosure Update: \$75.00
  - c. Transfer Fee: \$340.00.
  - d. Refinance Certificate Fee: \$150.00.
    - i. 1-2 days: \$275.00.
    - ii. 3-5 days: \$225.00.
  - e. HOA Questionnaire (optional): \$250.00
  - f. Loan Estimate Questionnaire (optional): \$100.00

Property Owners Association Management Certificate SDG: FSR-0004

D224083803

Executed on this the

LAKEVIEW

WEST

**HOMEOWNERS** 

**ASSOCIATION** 

By: Patrick

Droesch,

President

**FirstService** 

Residential Texas, Inc.

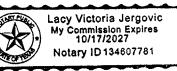
THE STATE OF TEXAS

888

**ACKNOWLEDGMENT** 

**COUNTY OF DALLAS** 

BEFORE ME, the undersigned notary public, on this the personally appeared Patrick Droesch, President of FirstService Residential Texas, Inc., and Managing Lakeview West Homeowners Association known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.



E-RECORDED BY:

6548 Greatwood Pkwy. SUGAR LAND, TEXAS 77479