

**MANAGEMENT CERTIFICATE
FOR
THE LAKES OF PRESTON VINEYARDS**

STATE OF TEXAS

§

KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF COLLIN

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Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners' association hereby records this Management Certificate for The Lakes of Preston Vineyards Homeowners Association.

1. The name of the subdivision is The Lakes of Preston Vineyards.
2. The name of the association is The Lakes of Preston Vineyards Homeowners Association.
3. The recording data for the subdivisions follows:

Subdivision

Recording Data

The Lakes of Preston Vineyards Phase 1 Final Plat filed as document #19000101000979080 on 12/10/1998.

The Lakes of Preston Vineyards Phase 2 Final Plat filed as document #19000101000990820

The Lakes of Preston Vineyards Phase 3 Final Plat filed as document #19000101000991640

The Lakes of Preston Vineyards Phase 4 Final Plat filed as document #19000101000991650

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

Instrument and Recording Data

Declaration of Covenants, Conditions and Restrictions for The Lakes of Preston Vineyards Homeowners Association. Recorded in the Property Records of Collin County, Texas as Document # 19980715000750360 on 07/15/1998.

5. The Lakes of Preston Vineyards Homeowners Association, in c/o R11 Community Management Associates, Inc., (CMA) 1800 Preston Park Boulevard, Suite 200, Plano, Texas 75093.
6. The association's designated representative is R11 Community Management Associates, Inc. (CMA), 1800 Preston Park Blvd., Suite 200, Plano, TX 75093. For association information, the phone number is 972-943-2820, the email address 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 \$250
 - Foreclosure Transfer Fee \$300

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 4th day of MARCH, 2025

THE LAKES OF PRESTON VINEYARDS HOMEOWNERS ASSOCIATION.

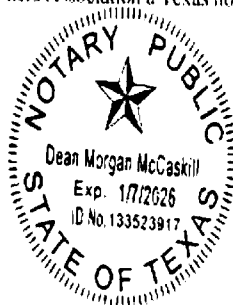
By: CMA, its Manager

By: Martha McCaskill

ACKNOWLEDGMENT

STATE OF TEXAS §
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COUNTY OF COLLIN §

This instrument was acknowledged before me on the 4th day of MARCH, 2025, by Martha McCaskill of CMA, Manager for The Lakes of Preston Vineyards Homeowners Association a Texas non-profit corporation, on behalf of said non-profit corporation.



Dean Morgan McCaskill
Notary Public, State of Texas

AFTER RECORDING, RETURN TO:

CMA, Inc
Attention: Lauren Ansley
1800 Preston Park Boulevard, Suite 200
Plano, Texas 75093

**Collin County
Honorable Stacey Kemp
Collin County Clerk**

Instrument Number: 2025000026057

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: March 06, 2025 02:45 PM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$29.00

***** 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: 2025000026057

Receipt Number: 20250306000166

Recorded Date/Time: March 06, 2025 02:45 PM

User: Kim D

Station: Workstation cck024

Record and Return To:

CSC



**STATE OF TEXAS
COUNTY OF COLLIN**

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 Public Records of Collin County, Texas.

Honorable Stacey Kemp
Collin County Clerk
Collin County, TX

