

MANAGEMENT CERTIFICATE FOR QUAIL RUN

STATE OF TEXAS

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COUNTY OF COLLIN

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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 Quail Run Allen Homeowners Association, Inc.

1. The name of the subdivision is Quail Run.
2. The name of the association is Quail Run Allen Homeowners Association, Inc.
3. The recording data for the subdivisions follows:

Subdivision

Recording Data

Quail Run Phase 1

Final Plat filed as Document # 20041103001594980 on 11/03/04.

Quail Run Phase 2

Final Plat filed as Document # 20060413010001410 on 04/13/06.

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

Instrument and Recording Data

Declaration of Covenants, Conditions and Restrictions for Quail Run Allen Homeowners Association, Inc., Recorded in the Property Records of Collin County, Texas as Document # 20041123001694220 on 11/23/04.

5. Quail Run Allen Homeowners Association, Inc., 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 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
 - Working Capital: \$100.00 (owner to owner)
 - Transfer Fee: \$250
 - Foreclosure Transfer Fee \$300

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 30th day of December, 2024.

QUAIL RUN ALLEN HOMEOWNERS ASSOCIATION, INC.

By: CMA, its Manager

By: Karen Bradley

ACKNOWLEDGMENT

STATE OF TEXAS

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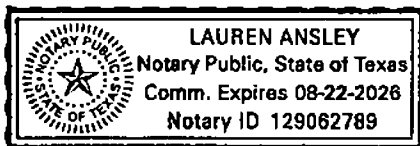
COUNTY OF COLLIN

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This instrument was acknowledged before me on the 30th day of December, 2024 by Karen Bradley of CMA, Manager for Quail Run Homeowners Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

Lauren Ansley
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: 2024000162244

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: December 31, 2024 12:00 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: 2024000162244
Receipt Number: 20241231000323
Recorded Date/Time: December 31, 2024 12:00 PM
User: Maria P
Station: Station 3

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