

**THIRD AMENDED AND RESTATED MANAGEMENT CERTIFICATE  
OF  
TILLAGE FARMS RESIDENTIAL COMMUNITY, INC.**

The undersigned, being an officer or managing agent of Tillage Farms Residential Community, Inc., a Texas nonprofit corporation (the “Association”), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

THIS MANAGEMENT CERTIFICATE AMENDS AND RESTATES ALL PREVIOUSLY RECORDED MANAGEMENT CERTIFICATES OF TILLAGE FARMS RESIDENTIAL COMMUNITY, INC., INCLUDING BUT NOT LIMITED TO THOSE RECORDED UNDER DOCUMENT NOS. 2022000171795, 2023000112386 and 2024000011876, OFFICIAL PUBLIC RECORDS OF COLLIN COUNTY, TEXAS.

1. The name of the subdivision: Tillage Farms.
2. The name of the Association: Tillage Farms Residential Community, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All that certain real property in Collin County, Texas, made subject to that certain Tillage Farms Master Covenant [Residential] recorded as Document No. 2022000171455 in the Official Public Records of Collin County, Texas, as the same may be amended from time to time (the “Covenant”), by the recording of one or more Notices of Applicability pursuant to *Section 9.5* of the Covenant.
4. The recording data for the Covenant and any amendments to the Covenant: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the Association: Tillage Farms Residential Community, Inc., c/o PMP Management, 6800 Weiskopf Ave., Ste. 150, McKinney, TX 75070.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name:	Tillage Farms Residential Community, Inc., c/o PMP Management
Attn:	Community Manager
Mailing Address:	6800 Weiskopf Ave., Ste. 150, McKinney, TX 75070
Telephone Number:	972-433-0646
Email Address:	<u>care@pmpmanage.com</u>

7. Website to access the Association’s dedicatory instruments: www.pmpmanage.com
8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Assessment - one-half the amount of annual Regular Assessments for the year in which Lot is conveyed

Transfer Fee - \$185.00

Resale Certificate Fee - \$200.00

Updated Resale Certificate Fee – up to \$75.00

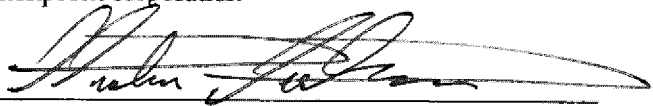
Lender Questionnaire Fee - \$125.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

*[SIGNATURE PAGE FOLLOWS]*

EXECUTED to be effective on the date this instrument is Recorded.

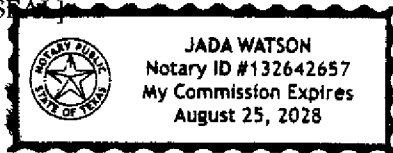
TILLAGE FARMS RESIDENTIAL COMMUNITY, INC., a  
Texas nonprofit corporation

By:   
Name: Hunter Tatham  
Title: President

THE STATE OF TEXAS       §  
  §  
COUNTY OF Dallas       §

This instrument was acknowledged before me on 28 day of Oct, 2024, by Hunter Tatham, President of Tillage Farms Residential Community, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

[SEAL]



  
Notary Public Signature

AFTER RECORDING RETURN TO:  
KRISTI E. STOTTS, ESQ.  
WINSTEAD PC  
600 W. 5TH STREET, SUITE 900  
AUSTIN, TEXAS 78701  
EMAIL: KSTOTTS@WINSTEAD.COM

# ATTACHMENT 1

1. Tillage Farms Master Covenant [Residential] recorded under Document No. 2022000171455, Official Public Records of Collin County, Texas.
  - (a) Tillage Farms First Amendment to Master Covenant [Residential] recorded under Document No. 2023000112059, Official Public Records of Collin County, Texas
2. Tillage Farms Development Area Declaration [Residential] recorded under Document No. 2022000171554, Official Public Records of Collin County, Texas.
  - (a) Tillage Farms First Amendment to Development Area Declaration [Residential] recorded under Document No. 2023000112057, Official Public Records of Collin County, Texas
3. Tillage Farms Adoption of Working Capital Assessment [Residential] recorded under Document No. 2022000171501, Official Public Records of Collin County, Texas.
4. Tillage Farms Community Manual [Residential] recorded under Document No. 2022000171589, Official Public Records of Collin County, Texas.
  - (a) Tillage Farms First Supplement to Community Manual [Residential] recorded under Document No. 2023000112065, in the Official Public Records of Collin County, Texas.
5. Tillage Farms Notice of Applicability [Tillage Farms, Phase 1] recorded under Document No. 2023000026853, Official Public Records of Collin County, Texas.
6. Tillage Farms Notice of Applicability [Tillage Farms, Phase 2] recorded under Document No. 2023000026854, Official Public Records of Collin County, Texas.
7. Tillage Farms Notice of Applicability and Addition of Land [The Haven at Tillage Farms, Phase 1] recorded under Document No. 2024000011787, Official Public Records of Collin County, Texas.
8. Tillage Farms Notice of Addition of Land [The Haven at Tillage Farms, Phase 1 – 13.177 acre tract] recorded under Document No. 2024000131531, Official Public Records of Collin County, Texas.

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

---

**Instrument Number:** 2024000138835

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: November 07, 2024 03:24 PM

Number of Pages: 5

---

**" Examined and Charged as Follows: "**

Total Recording: \$37.00

---

\*\*\*\*\* 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: 2024000138835  
Receipt Number: 20241107000504  
Recorded Date/Time: November 07, 2024 03:24 PM  
User: Michelle W  
Station: Workstation cck025

**Record and Return To:**

Simplifile



**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