CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE

FOR

4690 MONARCH HOA INC.

STATE OF TEXAS	§	
	§	KNOW ALL MEN BY THESE PRESENTS:
COUNTY OF DALLAS	§	

Pursuant to the provisions of Section 82.116 of the Texas Property Code, the undersigned condominium owners association hereby records this Condominium Association Management Certificate for 4690 Monarch Condominiums. This instrument corrects, amends, restates, and entirely replaces all management certificate for this subdivision that were previously recorded in the Real Property Records of Dallas County, Texas:

1. The name of the condominium is: 4690 Monarch.

2. The name of the condominium association: 4690 Monarch HOA, Inc.

3. The location of the Condominium is: 4690 Monarch Street, Dallas, Tx 75204.

4. The recording data for the subdivision: See **Exhibit A.**

5. The name and mailing address of the Association: See below.

6. The name, mailing: address, telephone number, and email address of the manager of the Association:

   Name: Neighborhood Management, Inc.
   Attn: Beverly Coghlan
   Mailing Address: 1024 S. Greenville Ave, Suite 230, Allen TX 75002
   Phone Number: 972.359.1548
   Email Address: managementcertificate@nmitx.com

7. Website for Dedicatory Instruments: https://neighborhoodmanagement.com

8. The amount and description of a fee or fees charged by the Association relating to a property transfer in the subdivision:

Resale Certificate:	$375.00
Transfer Fee:	$250.00
Optional Inspection Fee:	$150.00
Working Capital:	Two (2) months assessments.

For all resale and refinance information, please go to https://www.homewisedocs.com

[ACKNOWLEDGEMENT PAGE FOLLOWS]

ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Condominium Association Management Certificate for the association identified below.

4690 MONARCH HOA, INC.
a Texas nonprofit corporation

By: Neighborhood Management Inc., Its Manager

By: Beverly Coghlan
Name: Beverly Coghlan

STATE OF TEXAS §
§
COUNTY OF COLLIN §

This instrument was acknowledged before me on the 1st day of June, 2022, by Beverly Coghlan, President of Neighborhood Management, Inc., Manager for 4690 MONARCH HOA, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

Deann Weeks
Notary Public Signature, State of Texas

DEANN WEEKS
Notary Public, State of Texas
Comm. Expires 08-05-2024
Notary ID 130767687

EXHIBIT A

Document	Recording Information
4690 Monarch Plat – August 11, 2016	Document No.201500196836
Declaration of Covenants, Conditions and Restrictions for 4690 Monarch - January 12, 2017	Document No. 201700011765