

MANAGEMENT CERTIFICATE FOR WATERFORD CROSSING

STATE OF TEXAS

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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 Crossing at Waterford Owners Association, Inc.

1. The name of the subdivision is Waterford Crossing.
2. The name of the association is The Crossing at Waterford Owners Association, Inc.
3. The recording data for the subdivisions follows:

SubdivisionRecording Data

Waterford Crossing Phase I

Final Plat filed in Volume L, Page 833 on 3/22/2000.

Waterford Crossing Phase 2

Final Plat filed in Volume O, Page 313 on 12/17/2002.

Waterford Crossing Phase 3

Final Plat filed in Volume O, Page 968 on 10/20/2004.

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

Instrument and Recording Data

Declaration of Covenants, Conditions and Restrictions for The Crossing at Waterford Owners Association, Inc., Recorded in the Property Records of Collin County, Texas as Document # 2000-0064951 on 6/23/2000.

First Supplemental Declaration of Covenants, Conditions and Restrictions for The Crossing at Waterford Owners Association, Inc., Recorded in the Property Records of Collin County, Texas as Document # 2003-0084862 on 5/7/2003.

Second Supplemental Declaration of Covenants, Conditions and Restrictions for The Crossing at Waterford Owners Association, Inc., Recorded in the Property Records of Collin County, Texas as Document # 2004-0080911 on 6/2/2004.

5. The Crossing at Waterford Owners 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
 - 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.

THE CROSSING AT WATERFORD OWNERS ASSOCIATION, INC.

By: CMA, its Manager

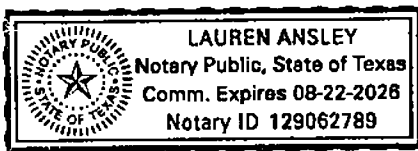
By: Karen Bradley

ACKNOWLEDGMENT

STATE OF TEXAS §
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COUNTY OF COLLIN §

This instrument was acknowledged before me on the 30th day of December, 2024, by Karen Bradley of CMA, Manager for The Crossing at Waterford Owners 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: 2024000162331

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: December 31, 2024 01:18 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: 2024000162331
Receipt Number: 20241231000424
Recorded Date/Time: December 31, 2024 01:18 PM
User: Cathy L
Station: Station 5

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

