



MANAGEMENT CERTIFICATE

FOR

Cascada Court Homeowners Association

STATE OF TEXAS  
COUNTY OF DALLAS)

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KNOW ALL MEN BY THESE PRESENTS:

The undersigned, being the Managing Agent of Cascada Court Homeowners Association. in accordance with section 209.004 of the Texas Property Code, which supersedes any Management Certificates previously filed by the Association:

1. The name of the subdivision is: Cascada Court Homeowners Association
2. The name of the Association: Cascada Court Homeowners Association
3. The recording date for the subdivision: A condominium project to the City of Dallas, Dallas County, Texas,
4. according to the Declaration of Condominium, recorded on March 18, 2003, Real Property Records, Instrument number 051101107, Dallas County, Texas as it may be amended or supplemented from time to time.
5. The name and mailing address of the Association: Block B2/1513, Lots 1-22, William Grigsby Survey, recorded February 18, 2003, in Volume 2003033, Page 00268, Real Property Records, Dallas, Dallas County, Texas.
6. The name, mailing address, telephone number, and email address of the manager of the Association:  
Cascada Court Homeowners Association  
c/o Proper HOA Management, LLC  
Mailing Address: 1202 Richardson Drive, Suite 200, Richardson TX, 75080  
Phone Number: 214-378-1112  
Email Address: [customercare@properhoamanage.com](mailto:customercare@properhoamanage.com)
7. The name and contact information for the Managing Agent of the Association:  
Proper HOA Management, LLC  
Prane Kerley  
1202 Richardson Drive, Suite 200  
Richardson, TX 75080  
Phone: 214-378-1112  
Email Address: [certificate@properhoamanage.com](mailto:certificate@properhoamanage.com)
8. Website for Dedicatory Instruments: [www.properhoamanage.com](http://www.properhoamanage.com), select "Homeowner Login" on the top right, and enter your account credentials.



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

Resale Certificate:	\$375
Transfer Fee:	\$300
First Right of Refusal:	\$100
Optional Inspection Fee:	\$150

For all resale and questionnaire information, please go to  
<https://www.ProperHOAManage.com/>

[ACKNOWLEDGEMENT FOLLOWS]

### ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Management Certificate for the association identified below. It shall be valid until a later Management Certificate is filed by the Association or until termination of this Management Certificate is filed of record, whichever is sooner.

Signed By: Prane Kerley

On Behalf of Proper HOA Management, Managing Agent for Cascada Court Homeowners Association  
Signed on October 23, 2023

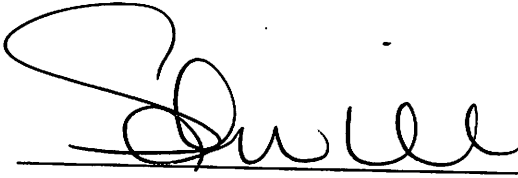
**After recording, please return to:**

**Proper HOA Management  
1202 Richardson Drive, Suite 200  
Richardson, TX 75080  
ATTN: Prane Kerley**

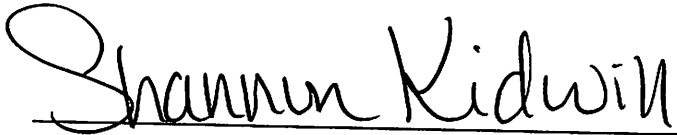
STATE OF TEXAS

COUNTY OF DALLAS

The foregoing instrument was acknowledged before me this 22<sup>nd</sup> day of September 2023, by Prane Kerley, President of Proper HOA Management, LLC.



Notary Public Signature



Print or Stamp Commissioned Name of Notary

