

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
FOR
LAKES OF LA CIMA HOMEOWNERS ASSOCIATION, INC.**

THE STATE OF TEXAS §
 §
COUNTIES OF COLLIN §

The undersigned, being the Managing Agent of Lakes of La Cima Homeowners Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code which supersedes any prior Management Certificate filed by Lakes of La Cima Homeowners Association, Inc.:


1. Name of Subdivision: The Lakes of La Cima.
2. Name of Association: Lakes of La Cima Homeowners Association, Inc.
3. Recording Data for the Subdivision:
 - a) Lakes of La Cima is an addition to the city of Prosper in Collin County, Texas. The plats are recorded in the Plat Records of Collin County, Texas as:
 - a. Plat 1: Document 20041019001524260 on October 19, 2004.
 - b. Plat 2: Document 20041019001524160 on October 19, 2004.
 - c. Plat 3: Document 20050624000845170 on June 24, 2005.
 - d. Plat 4: Document 20060918010003960 on September 18, 2006.
 - e. Plat 5: Document 20060919010004010 on September 19, 2006.
 - f. Plat 6: Document 20130222010000520 on February 22, 2013.
 - g. Plat 7: Document 20130718010002190 on July 18, 2013.
 - h. Plat 8: Document 20130729010002270 on July 29, 2013.
 - i. Plat 9: Document 20150618010002160 on June 18, 2015.
 - j. Plat 10: Document 20150806010002800 on August 6, 2015.
 - k. Plat 11: Document 20151120010004220 on November 11, 2015.
4. Recording Data for the Declaration:
 - a) Declaration of Covenants, Conditions and Restrictions for The Lakes of La Cima, recorded on October 19, 2004, as Document No. 20041019001524250, Real Property Records, Collin County Texas.
 - b) First Amendment to the Declaration of Covenants, Conditions and Restrictions for The Lakes of La Cima Homeowners Association, Inc., recorded on December 6, 2005, as Document No. 20051206001712830, Real Property Records, Collin County Texas.
 - c) Second Amendment to the Declaration of Covenants, Conditions and Restrictions for The Lakes of La Cima Homeowners Association, Inc., recorded on July 11, 2006, as Document No. 20060711000951890, Real Property Records, Collin County Texas.

- d) Third Amendment to the Declaration of Covenants, Conditions and Restrictions for The Lakes of La Cima Homeowners Association, Inc., recorded on August 25, 2006, as Document No. 20060825001222000, Real Property Records, Collin County Texas.
- e) Fourth Amendment to the Declaration of Covenants, Conditions and Restrictions for The Lakes of La Cima Homeowners Association, Inc., recorded on March 30, 2007, as Document No. 20070330000431870, Real Property Records, Collin County Texas.
- f) Fifth Amendment to the Declaration of Covenants, Conditions and Restrictions for The Lakes of La Cima Homeowners Association, Inc., recorded on November 5, 2008, as Document No. 20081105001301120, Real Property Records, Collin County Texas.
5. Name and Mailing Address of the Association is: Lakes of La Cima Homeowners Association, Inc., c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Lakes of La Cima Homeowners Association, Inc., c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
7. Telephone Number to Contact the Association is: 214-871-9700.
8. Email Address to Contact the Association: Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o FirstService Residential via <https://www.fsresidential.com/texas/resale-and-lender-documents>. Alternatively, you may contact the office for FirstService Residential by e-mail at Mgmt-CertificateTX@fsresidential.com.
9. The Association's website may be found at: <https://Lakesoflacimahoa.connectresident.com>
10. Fees charged by the Association upon the sale or transfer of Property:

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|---|---------------------|
| Transfer Fee | \$340.00 |
| Resale Disclosure Package (6-10 days; 3-5 days; 1-2 days) | \$375; \$450; \$500 |
| Resale Disclosure Update (within 60 days of original request) | \$75.00 |
| Refinance Certificate Fee (6-10 days; 3-5 days; 1-2 days) | \$150; \$225; \$275 |
| HOA Questionnaire (optional) – (Single Family) | \$250.00 |
| Loan Estimate Questionnaire (optional) – (Single Family) | \$100.00 |
| Custom Lender Form Mortgage Questionnaire – (Condominiums) | \$350.00 |
| Uniform Condo Questionnaire (6-10 days; 3-5 days; 1-2 days) | \$220; \$275; \$325 |
| Working Capital Fee | \$150.00 |

Executed on this the 10th day of January 2024.

LAKES OF LA CIMA HOMEOWNERS ASSOCIATION, INC.

By: 
Patrick Drosch, President of FirstService Residential Texas, Inc.

THE STATE OF TEXAS

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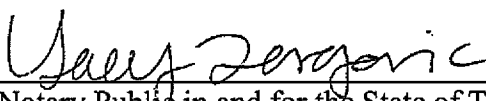
ACKNOWLEDGMENT

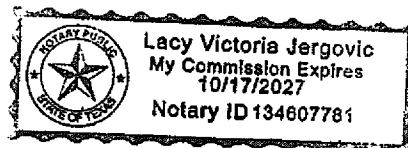
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COUNTY OF DALLAS

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BEFORE ME, the undersigned notary public, on this the 10 day of January 2024 personally appeared Patrick Drosch, President of FirstService Residential Texas, Inc., and Managing Agent of Lakes of La Cima Homeowners Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.


Notary Public in and for the State of Texas



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

Instrument Number: 2024000005018

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: January 16, 2024 09:51 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$33.00

******* 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: 2024000005018
Receipt Number: 20240116000412
Recorded Date/Time: January 16, 2024 09:51 AM
User: Devon O
Station: Station 4

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