

**MANAGEMENT CERTIFICATE
FOR
THE PAINTED TREE RESIDENTIAL COMMUNITY ASSOCIATION, INC.**

This Management Certificate is established on this 1st day of September, 2021 for The Painted Tree Residential Community Association, Inc., a Texas nonprofit corporation (the "Association"). Capitalized terms used in this Management Certificate which are not defined shall have the meanings given to such terms in the Declaration, hereinafter defined.

Recitals:

WHEREAS, Jen Texas 22, LLC, a Texas limited liability company (the "Declarant") established and recorded that certain Declaration of Covenants, Conditions and Restrictions for Painted Tree Residential Community on March 29, 2021 as Document No. 20210329000617090 in the Official Public Records of Collin County, Texas, as may be amended and supplemented (the "Declaration").

WHEREAS, Declarant established the Association by filing the Certificate of Formation with the Texas Secretary of State and caused such certificate to be recorded through the Notice of Filing of Dedicatory Instrument for Painted Tree Residential Community on March 29, 2021 as Document No. 20210329000617120 in the Official Public Records of Collin County, Texas, as may be amended.

NOW THEREFORE, the undersigned officer of the Association certifies to the following information:

1. Name of Subdivision: The subdivision is named Painted Tree Residential Community and includes the property described in the Declaration.
2. Name of Association: The Painted Tree Residential Community Association, Inc.
3. Recording Information for the Declaration: Declaration of Covenants, Conditions and Restrictions for Painted Tree Residential Community on March 29, 2021 as Document No. 20210329000617090 in the Official Public Records of Collin County, Texas, as may be amended and supplemented.
4. Contact Persons and Mailing Address of the Association: The Association is managed by Capital Consultants Management Corporation (the "Manager"). The current mailing address for the Association is Painted Tree Residential Community Association, Inc., c/o Capital Consultants Management Corporation (CCMC), 7800 Dallas Parkway, Suite 450, Plano, Texas 75024. The telephone number of the Manager is 469-246-3510 and the email address is paintedtreetx@ccmcnet.com.
5. Residential Community Website: The website address for the Association where the Governing Documents are available according to Section 207.006 of the Texas Property Code is paintedtreetx@ccmcnet.com.
6. Request for Association Information: Any information described in Section 209.004 of the Texas Property Code, as may be amended, may be requested by contacting the

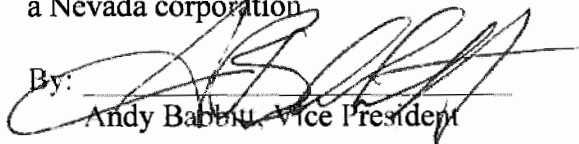
Association by mail c/o Consultants Management Corporation (CCMC), 7800 Dallas Parkway, Suite 450, Plano, Texas 75024 or by email to ccmctx@ccmcnet.com.

7. Property Transfer Fees: Fees charged by the Association upon the sale and conveyance of a Lot are described in Section 6.1 of the Declaration. Fees charged by the Managing Agent in connection with the sale and conveyance of Lots are as follows:

Resale Disclosure and Lien Estoppel Fee	\$345
Lender Questionnaire Fee – Standard	\$50
Lender Questionnaire Fee – Custom	\$100
Refinance/Lien Estoppel Update	\$50
Rush Fee	\$100

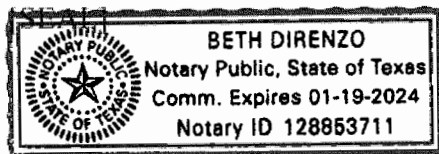
IN WITNESS WHEREOF, the undersigned Manager of the Association possesses the power and authority to execute this Certificate and has caused this certificate to be executed as of the date first above written.

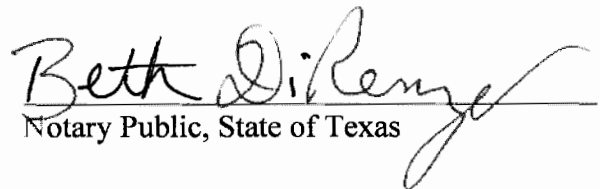
Capital Consultants Management Corporation,
a Nevada corporation

By: 
Andy Babbitt, Vice President

STATE OF TEXAS §
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COUNTY OF Collin §

This instrument was acknowledged before me on the 1st day of September, 2021 by Andy Babbitt, the Vice President of Capital Consultants Management Corporation, a Nevada corporation, on behalf of said corporation.




Beth DiRenzo
Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Painted Tree Residential Community Association, Inc.
c/o Capital Consultants Management Corporation (CCMC)
7800 Dallas Parkway, Suite 450
Plano, Texas 75024



Filed and Recorded
Official Public Records
Stacey Kemp, County Clerk
Collin County, TEXAS
09/10/2021 10:18:32 AM
\$30.00 AHASIK
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