

  
MARY LOUISE NICHOLSON  
COUNTY CLERK

**MANAGEMENT CERTIFICATE  
FOR  
ESTATES OF OAK RUN HOMEOWNERS ASSOCIATION, INC.**

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

The undersigned, being the Managing Agent of Estates Oak Run Homeowners Association, Inc., and 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: Estates of Oak Run.
2.     The name of the Association: Estates of Oak Run Homeowners Association, Inc.
3.     The recording data for the subdivision: See Exhibit A.
4.     The name and mailing address of the Association:

Estates of Oak Run Homeowners Association, Inc.  
c/o Neighborhood Management Inc  
1024 S Greenville Ave, Suite 230  
Allen, TX. 75002

5.     The name and contact information for the Managing Agent of the Association:  

Neighborhood Management, Inc.  
Beverly Coghlan  
1024 S. Greenville Ave, Suite 230  
Allen, TX 75002  
Phone: 972-359-1548  
Email Address: managementcertificate@nmitx.com
6.     Website for Dedicatory Instruments: <https://neighborhoodmanagement.com>
7.     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.

{ACKNOWLEDGEMENT PAGE FOLLOWS}

**ACKNOWLEDGEMENT**

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

**ESTATES OF OAK RUN HOMEOWNERS ASSOCIATION,  
INC.**

a Texas nonprofit corporation

By: Neighborhood Management Inc., Its Manager

By: Beverly Coghlan  
Name: Beverly Coghlan

STATE OF TEXAS

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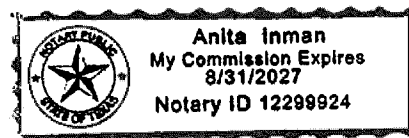
COUNTY OF COLLIN

§

This instrument was acknowledged before me on the 7<sup>th</sup> day of November, 2023 by Beverly Coghlan, Agent for the Association of ESTATES OF OAK RUN HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

Anita Inman

Notary Public Signature, State of Texas



**EXHIBIT A**

<b>Document</b>	<b>Recording Information</b>
Estates of Oak Run, Phase I – May 02, 1994	Document No. A/1688/D194105009
Estates of Oak Run, Phase II – December 06, 1995	Document No. A/2599/D195221287
Declaration of Covenants, Conditions and Restrictions for Estates of Oak Run Homeowners Association, Inc. – June 10, 1994	Document No.11613/2102/D194137351
First Amendment to Declaration – August 22, 1994	Document No.11699/1766/D194190311
Second Amendment to Declaration – March 11, 1996	Document No. D196045385
Third Amendment to Declaration – June 03, 1996	Document No. D196105140