

**MANAGEMENT CERTIFICATE  
FOR  
KIMSEY PLACE HOMEOWNERS ASSOCIATION, INC.**

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

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

Kimsey Place 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
Capitalization Fee:	\$1,000.00 - Builder to First Buyer
Capitalization Fee:	\$750.00.

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

[ACKNOWLEDGEMENT PAGE FOLLOWS]

**ACKNOWLEDGEMENT**

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

**KIMSEY PLACE 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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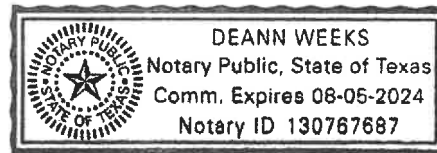
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COUNTY OF COLLIN

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This instrument was acknowledged before me on the 24 day of June, 20 22, by Beverly Coghlan, Agent for the Association of KIMSEY PLACE HOMEOWNERS ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

Deann Weeks  
Notary Public Signature, State of Texas



**EXHIBIT A**

<b>Document</b>	<b>Recording Information</b>
Kimsey Place - March 30, 2015	Document No. 201500077001
Kimsey Place-Plat Amend - November 11, 2015	Document No. 201500301294
Kimsey Place No. 2 - July 25, 2016	Document No. 201600201791
Kimsey Place No. 3 - October 17, 2016	Document No. 201600289855
Declaration of Covenants, Conditions and Restrictions for Kimsey Place – February 23, 2016	Document No. 201600048610
Adoption and Ratification of Declaration – November 9, 2016	Document No. 201600316214
First Amendment to Declaration – October 25, 2016	Document No. 201600299455
Second Amendment to Declaration – March 26, 2018	Document No. 201800078264