

**MANAGEMENT CERTIFICATE  
FOR  
8181 DOUGLAS CONDOMINIUMS**

STATE OF TEXAS

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KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF DALLAS

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Pursuant to the provisions of Section 209.004 of the Texas Property Code, the undersigned property owners' association hereby records this Management Certificate for 8181 Douglas Owners' Association, Inc.

1. The name of the subdivision is 8181 Douglas Condominiums.
2. The name of the association is 8181 Douglas Owners' Association, Inc.
3. The recording data for the subdivisions follows:

Subdivision

Recording Data

8181 Douglas Condominiums

Plat filed in Volume 9, Page 159.

4. The recording data for the Declaration(s) follows:

Instrument and Recording Data

Declaration of Covenants, Conditions and Restrictions for 8181 Douglas Owners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Volume 93029, Pages 3817-3870 on 2/12/1993.

First Amendment to Declaration of Covenants, Conditions and Restrictions for 8181 Douglas Owners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Volume 93166, Pages 4592-4603 on 8/26/1993.

Second Amendment to Declaration of Covenants, Conditions and Restrictions for 8181 Douglas Owners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Volume 93246, Pages 1247-1252 on 12/17/1993.

Third Amendment to Declaration of Covenants, Conditions and Restrictions for 8181 Douglas Owners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Volume 94038, Pages 03067-03072 on 2/25/1994.

Fourth Amendment to Declaration of Covenants, Conditions and Restrictions for 8181 Douglas Owners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Volume 94045, Pages 01357-01360 on 3/7/1994.

Fifth Amendment to Declaration of Covenants, Conditions and Restrictions for 8181 Douglas Owners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Volume 94063, Pages 02577-02581 on 4/4/1994.

Sixth Amendment to Declaration of Covenants, Conditions and Restrictions for 8181 Douglas Owners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Volume 95123, Pages 01125-02581 on 6/23/1995.

Seventh Amendment to Declaration of Covenants, Conditions and Restrictions for 8181 Douglas Owners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Volume 022, Pages 05843-05845 on 2/2/2005.

Eighth Amendment to Declaration of Covenants, Conditions and Restrictions for 8181 Douglas Owners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Volume 024, Pages 03306-03309 on 2/4/2005.

Ninth Amendment to Declaration of Covenants, Conditions and Restrictions for 8181 Douglas Owners' Association, Inc., Recorded in the Property Records of Dallas County, Texas as Document Number 201000171483 on 7/7/2010.

5. 8181 Douglas Owners' Association, Inc., in c/o RTI/Community Management Associates, Inc., (CMA) 1800 Preston Park Boulevard, Suite 200, Plano, Texas 75093.
6. The association's designated representative is RTI/Community Management Associates, Inc. (CMA), 1800 Preston Park Boulevard, Suite 200, Plano, Texas 75093. For association information, the phone number is 972-943-2820, the email is [closing@cmamanagement.com](mailto:closing@cmamanagement.com) and the association's website is [www.cmamanagement.com](http://www.cmamanagement.com).
7. Fees charged in connection with a property transfer in the subdivision are:
  - Resale Certificate- Routine Owner Certificate \$375, Lot Purchase by Builder \$50
  - Working Capital: = to 1 month of dues (owner assessment)
  - Reserve contribution: = to 3 months dues (owner assessment)
  - Transfer Fee: \$250
  - Foreclosure Transfer Fee \$300

IN WITNESS WHEREOF, this Management Certificate is hereby executed by its duly authorized agent on this 30<sup>th</sup> day of December, 2024.

**8181 DOUGLAS OWNERS' ASSOCIATION, INC.**

By: CMA, its Manager

By: \_\_\_\_\_

*Karen Bradley*

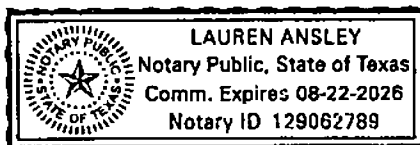
**ACKNOWLEDGMENT**

STATE OF TEXAS

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COUNTY OF COLLIN

This instrument was acknowledged before me on the 30<sup>th</sup> day of December, 2024, by Karen Bradley of CMA, Manager for 8181 Douglas Owners' Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.



*Lauren Ansley*  
\_\_\_\_\_  
Notary Public, State of Texas

**Dallas County  
John F. Warren  
Dallas County Clerk**

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**Instrument Number:** 202400264567

eRecording - Real Property

Recorded On: December 31, 2024 12:00 PM

Number of Pages: 3

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**" Examined and Charged as Follows: "**

Total Recording: \$29.00

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**\*\*\*\*\* 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: 202400264567  
Receipt Number: 20241231000206  
Recorded Date/Time: December 31, 2024 12:00 PM  
User: Javen H  
Station: Cc136

**Record and Return To:**

CSC Global



**STATE OF TEXAS  
COUNTY OF DALLAS**

**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 Records of Dallas County, Texas.**

John F. Warren  
Dallas County Clerk  
Dallas County, TX