

THE STATE OF TEXAS           §  
   §  
COUNTY OF COLLIN           §

**PROVENCE TOWNHOME ADDITION  
PROPERTY OWNERS ASSOCIATION  
MANAGEMENT CERTIFICATE  
As Required By Section 209.004, Texas Property Code**

**NOTICE IS HEREBY GIVEN** that the below property is controlled by a mandatory homeowner's association.

1. **SUBDIVISION INFORMATION:** The Provence Townhome Addition Owners Association is a phased addition to the City of McKinney, Collin County, Texas.
  2. **DECLARATION INFORMATION:** The Declaration of Restrictive Covenants for Provence Townhome Addition Subdivision was recorded on November 17, 2016, in Document No. 20140321000265920 and Document No. 20140321000265870 in the Deed of Records of Collin County, Texas.
  3. **NAME OF HOMEOWNERS ASSOCIATION:** Provence Townhome Addition Owners Association, Inc.
  4. **RECORDING DATA FOR DECLARATION & AMENDMENTS THERETO:** Lots in Provence Townhome Addition are subject to the Declaration of Restrictive Covenants for Provence Townhome Addition Subdivision was recorded on October 5, 2015 as Document No. 20151105001401620, Real Property Records, Collin County, Texas.
    - Provence Townhome Addition Plat was recorded on December 14, 2016 Instrument No. 20161214010005280 Official Public Records, Collin County, Texas.
    - The Replat was filed on December 1, 2021, Instrument No. 20211201010004250 Official Public Records, Collin County, Texas.
- 4. HOW TO CONTACT THE ASSOCIATION THROUGH ITS MANAGING AGENT:**

clo Texas Star Community Management, LLC  
6401 S. Custer Road  
Suite 2020  
McKinney, TX 75070

Email: [manager@tscmanagement.com](mailto:manager@tscmanagement.com)

Phone: (469) 899-1000  
Fax: (469) 533-8836  
Website: [www.townsq.io](http://www.townsq.io)  
Resales Certificates:  
[www.homewisedocs.com](http://www.homewisedocs.com)

**5. COSTS ASSOCIATED WITH PROPERTY TRANSFER:**

<b>Resale Certificate:</b>	<b>\$375.00</b>
<b>Statement of Account</b>	<b>\$75.00</b>
<b>Update Fee:</b>	<b>\$75.00</b>
<b>Transfer Fee:</b>	<b>\$200.00</b>
<b>Lender Questionnaire:</b>	<b>Up to \$200.00</b>

**DATED:** February 23, 2024

**PROVENCE TOWNHOME ADDITION PROPERTY  
OWNERS ASSOCIATION, INC.,**  
a Texas Property Owners Association

**By: TEXAS STAR COMMUNITY MANAGEMENT, LLC**  
a Texas corporation, its managing agent

By:   
Susan Garrett, Vice President of Client Relations

**ACKNOWLEDGEMENT**

**THE STATE OF TEXAS       §  
  §  
COUNTY OF COLLIN       §**

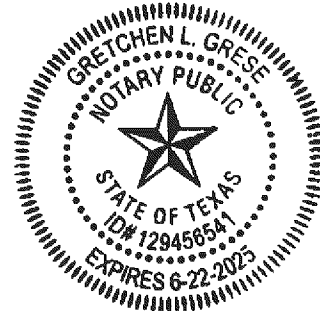
**BEFORE ME**, the undersigned notary public, on this day personally appeared Susan Garrett, known to me to be the person whose name is subscribed to the foregoing instrument and who acknowledged to me that s/he executed the same for the purposes and consideration set forth therein and in the capacity therein stated.

**SUBSCRIBED AND SWORN TO BEFORE ME**, on the 23 day of February, 202~~3~~4

  
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**NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS**

**AFTER RECORDING PLEASE RETURN TO:**  
Texas Star Community Management, LLC  
6401 S. Custer Road  
Suite 2020  
McKinney, Texas 75070



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

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**Instrument Number:** 2024000021928

eRecording - Real Property

HOMEOWNERS ASSOC DOCS

Recorded On: February 27, 2024 02:18 PM

Number of Pages: 4

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

Total Recording: \$33.00

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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: 2024000021928  
Receipt Number: 20240227000532  
Recorded Date/Time: February 27, 2024 02:18 PM  
User: Kim D  
Station: Workstation cck024

**Record and Return To:**

Simplifile



**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