

TURTLE COVE RESIDENTIAL ASSOCIATION, INC. MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **Turtle Cove Residential Association, Inc.** (the "Association") in compliance with the terms of Chapter 209 of the Texas Property Code and supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

Name of the Subdivision: Turtle Cove

Name of the Association: Turtle Cove Residential Association, Inc.

Recording Data for Association and Restrictions:

Community	County	Document Type	Instrument No.	Date Recorded
Turtle Creek Cove Residential Association Inc.	Rockwall	Collection Policy	20240000005639	03-Apr-24
		Management Certificate	20240000003823	06-Mar-24
		Management Certificate	20230000003288	03-Mar-23
		2nd Amendment to Declaration of C C & R	20220000010243	06-May-22
		Management Certificate	20210000023798	08-Sep-21
		Management Certificate	20210000006698	21-Mar-21
		Parking and Towing Policy	20170000018465	03-Oct-17
		Amendment to Bylaws	20150000003824	23-Mar-15
		Amendment to Declaration of C C & R	20150000003823	23-Mar-15
		Management Certificate	201300000502033	31-Dec-13
		1st Amended Certificate to Fines for Parking Violations	201300000500736	03-Dec-13
		Policy for Records Production and Copying	201100000459788	14-Dec-11
		Policy for Priority of Payments	201100000459789	14-Dec-11
		Collection Policy	201100000459786	14-Dec-11
		Policy for Document Retention	201100000459787	14-Dec-11
		Alternative Payment Schedule Guidelines	201100000459790	14-Dec-11
		Management Certificate	200900000410793	29-Jan-09
		Management Certificate	200700000388944	19-Nov-07
		Resolution for Fining Parking Violations	200600000353369	04-May-06
		3rd Supplemental Certificate and Memorandum of Recording of Association Documents	200500000324574	21-Mar-05
		2nd Supplemental Certificate and Memorandum of Recording of Association Documents	200500000321594	01-Feb-05
		1st Supplemental Certificate and Memorandum of Recording of Association Documents	200400000317466	23-Nov-04
		1st Supplement to Notice of Filing of Dedicatory Instruments	200200000258751	28-Jun-02
		Management Certificate	200200000249222	24-Jan-02
		Notice of Filing of Dedicatory Instruments	200100000237398	19-Jun-01

Name and Mailing Address of the Association

Turtle Cove Residential Association, Inc.
 c/o Principal Management Group of North Texas
 801 E Campbell Road Ste 620
 Richardson, Texas 75081

Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or its Designated Representative

Principal Management Group of North Texas
 801 E Campbell Road Ste 620
 Richardson, Texas 75081
 214-368-4030
 NTXcustomer@associa.us

Website Address of the Associationwww.townsq.io**Property Transfer Fee(s) Charged by the Association:**

New account setup fee establishing new owner's account in the association's records: \$95

Resale Certificate: \$375

Transfer Fee: \$250

Resale Certificate Update: \$95

Legacy Account Closure Fee: \$220

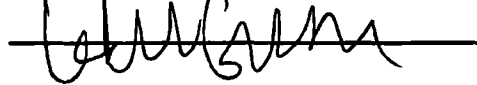
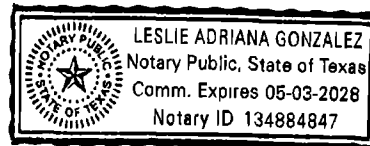
Refinance Statement of Account: \$75

Expedite Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expedite
\$125 for 3 day expediteExecuted on this the 2ND day of April, 2025Turtle Cove Residential Association, Inc., acting by and
through its managing agent, Principal Management Group of
North Texas

Mark Southall, Branch President

STATE OF TEXAS §
§
COUNTY OF ROCKWALL §This instrument was acknowledged before me on the 2ND day of April, 2025 by Mark Southall, Branch President with
Principal Management Group of North Texas, the managing agent for Turtle Cove Residential Association, Inc., a Texas
nonprofit corporation, on behalf of such corporation.

Notary Public, State of Texas

When recorded return to:
Principal Management Group of North Texas
801 E Campbell Road Ste 620
Richardson, Texas 75081Electronically Filed and Recorded
Official Public Records
Jennifer Fogg, County Clerk
Rockwall County, Texas
04/11/2025 09:35:08 AM
Fee: 29.00
Doc #: 20250000006175

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