

### **MANAGEMENT CERTIFICATE**

In compliance with the provisions of Section 209.004 of the Texas Property Code, the undersigned entity gives notice that it is managing the herein described Association:

1. **Name of the Subdivision:** Forest Cove Estates Homeowners Association, Inc.
2. **Name of the Association:** Forest Cove Estates Homeowners Association, Inc.
3. **Recording data for the Subdivision:**

Forest Cove Estates, according to the plat recorded in Document Number 199800189662 Volume 98121, Page 9445 in the Deed Records of Dallas County, Texas, Forest Cove Estates Phase One (1), according to the plat recorded in Final Plats Document Number 1998000044279, Forest Cove Estates Phase Two (2), according to the plat recorded in Document Number 1998000044280, Official Public Records of Dallas County, Texas.

4. **Recording data for the Declaration and Declaration amendments:**

Documents recorded in 199800189662 Volume 98121, Page 9428, 200000935868, Volume 2000058, Page 3564, 201900324335, Official Public Records of Dallas County, Texas.

5. **Name and mailing address of the Association:** Forest Cove Estates Homeowners Association, Inc., c/o Goodwin & Company, PO Box 203310, Austin, TX 78720

6. **Name, mailing address, phone number & email for designated representative:**

Goodwin & Company  
PO Box 203310, Austin, TX  
855.289.6007  
[Info@goodwintx.com](mailto:Info@goodwintx.com)

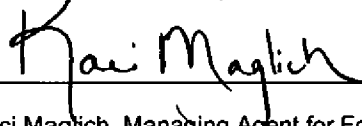
7. **Website address where all dedicatory instruments can be found:**

[www.goodwintx.com](http://www.goodwintx.com) , use the "find my community" search bar to locate the community webpage

8. **Fees charged by Association related to a property transfer:**

Resale Certificate: \$375  
Resale Certificate Update: \$75  
Rush Fees to expedite Resale Certificate delivery in advance of 10 business day requirement:  
- 1 business day: \$350 / 3 business days: \$250 / 5 business days: \$150 / 7 business days: \$100  
Compliance Inspection Fee (optional): \$150  
Transfer: \$275

This management certificate is filed of record in Dallas County, Texas by the entity managing the Association. It shall be valid until a later Management Certificate is filed of record by the Association or a successor manager, or until a termination of this Management Certificate is filed of record, whichever is sooner.



By: Kaci Maglich, Managing Agent for Forest Cove Estates Homeowners Association, Inc., Duly Authorized Agent  
Signed: December 28, 2023

#### **AFTER RECORDING RETURN TO:**

Goodwin & Company  
PO Box 203310  
Austin, TX 78720-3310

STATE OF TEXAS

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COUNTY OF DALLAS

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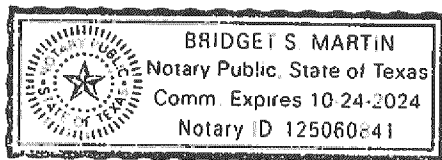
This instrument was signed before me on December 28, 2023 and it was acknowledged that this instrument was signed by Kaci Maglich for the purposes and intent herein expressed.

Bridget Martin

Notary Public in and for the State of Texas

Notary Printed Name: Bridget Martin

My Commission Expires: October 24, 2024



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

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**Instrument Number:** 202400004408

eRecording - Real Property

**Recorded On:** January 08, 2024 02:18 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:** 202400004408  
**Receipt Number:** 20240108000705  
**Recorded Date/Time:** January 08, 2024 02:18 PM  
**User:** Lynn G  
**Station:** Cc147

**Record and Return To:**

Simplifile



**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