

AFTER RECORDING RETURN TO:

**Judd A. Austin, Jr.
Henry Oddo Austin & Fletcher, P.C.
1700 Pacific Avenue
Suite 2700
Dallas, Texas 75201**

STATE OF TEXAS §
 §
COUNTY OF COLLIN §

**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
FOR
VAN BUREN ESTATES HOMEOWNERS ASSOCIATION, INC.**

This PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE (this "Certificate") is made on behalf of VAN BUREN ESTATES HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation (the "Association").

W I T N E S S E T H :

WHEREAS, Van Buren Estates, LLC, a Texas limited liability company, as Declarant, executed and previously placed of record that certain Declaration of Covenants, Conditions and Restrictions for Van Buren Estates, recorded on November 20, 2018, under Instrument No. 20181120001433780 in the Official Public Records of Collin County, Texas (the "Declaration") as supplemented or amended, is incorporated herein for all purposes.

WHEREAS, the Association has caused this Certificate to be prepared and filed in accordance with the provisions of the Texas Residential Property Owners Protection Act as provided in Section 209.004 of the Texas Property Code.

NOW, THEREFORE, the undersigned hereby certifies as follows on behalf of the Association:

1. **Name of the Subdivision.** The name of the subdivisions made subject to the Declaration is Van Buren Estates, Phase I and Phase II.

2. **Name and Mailing Address of the Association.** The name of the Association is Van Buren Estates Homeowners Association, Inc., and its mailing address is c/o Legacy Southwest Property Management, LLC ("*Legacy Southwest PM*"), 8668 John Hickman Parkway, Suite 801, Frisco, Texas 75034.

3. **Recording Data for the Subdivision.** The recording data for the subdivision is as follows: Van Buren Estates, an addition to the City of Weston, Collin County, was recorded on

May 18, 2018, under Instrument No. 20180518010002300 (Phase I) and recorded on August 27, 2018, under Instrument No. 20180827010003980 (Phase II) in the Plat/Map Records, Collin County, Texas.

4. **Recording Data for the Declaration.** The recording data for the Declaration is Instrument No. 20181120001433780, as amended or supplemented by instruments recorded in the Official Public Records of Collin County, Texas, to wit: (i) as Instrument No. 20190124000072280, (ii) as Instrument No. 2020121800228810, (iii) as Instrument No. 20201221002289000, and (iv) as Instrument No. 20210430000875960.

5. **Name and Contact Information for the Managing Agent of the Association.** The current mailing address for the Association is c/o Legacy Southwest PM, 8668 John Hickman Parkway, Suite 801, Frisco, Texas 75034, telephone (214) 705-1615, and email propertymanagement@vanburenestateshoa.com.

6. **Website.** The Association's website may be found at <https://www.vanburenestateshoa.com/homepage.aspx>.

7. **Fees Due Upon Property Transfer.** Fees charged relating to a property transfer are: (i) \$100.00 - transfer fee; and (ii) \$250.00 - resale certificate fee.

8. **Resale Certificates and Other Information.** Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o Legacy Southwest PM via <http://www.legacysouthwestpm.com/>. The telephone number for Legacy Southwest PM is (214) 705-1615. Alternatively, you may contact the office for Legacy Southwest PM at 8668 John Hickman Parkway, Suite 801, Frisco, Texas 75034 or by email at propertymanagement@vanburenestateshoa.com.

IN WITNESS WHEREOF, the undersigned has caused this Certificate to be executed on behalf of the Association in compliance with Section 209.004 of the Texas Property Code. This Certificate shall serve to take the place of all Management Certificates previously filed on behalf of the Association.

ASSOCIATION:

**VAN BUREN ESTATES
HOMEOWNERS ASSOCIATION, INC.,**
a Texas non-profit corporation

By: Legacy Southwest Property
Management, LLC
Its: Managing Agent

By: 
Danielle Lascalere, Community Manager

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This instrument was acknowledged before me on the 4th day of October, 2021, by Danielle Lascalere, Community Manager with Legacy Southwest Property Management, LLC, the Managing Agent of Van Buren Estates Homeowners Association, Inc., a Texas non-profit corporation.



Vonda Farley

Notary Public, State of Texas



Filed and Recorded
Official Public Records
Stacey Kemp, County Clerk
Collin County, TEXAS
10/04/2021 03:37:22 PM
\$34.00 DKITZMILLER
20211004002027500

Stacey Kemp