

6754 Eastridge Homeowners' Association, Inc. Management Certificate

This Property Owners' Association Management Certificate is being recorded by **6754 Eastridge Homeowners' 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: 6754 Eastridge

Name of the Association: 6754 Eastridge Homeowners Association, Inc.

Recording Data for Association:

The Subdivision is recorded according to the Map and Plat Records in Dallas County, Texas, as follows;

- (a) Plat records of the Dallas County Clerk's office file no.771681386 along with any supplement or replats
- (b) Plat records of the Dallas County Clerk's office file no.771681387 along with any supplement or replats
- (c) Plat records of the Dallas County Clerk's office file no.771681388 along with any supplement or replats
- (d) Plat records of the Dallas County Clerk's office file no.771681389 along with any supplement or replats
- (e) Plat records of the Dallas County Clerk's office file no.771681390 along with any supplement or replats
- (f) Plat records of the Dallas County Clerk's office file no.771681391 along with any supplement or replats
- (g) Plat records of the Dallas County Clerk's office file no.771681392 along with any supplement or replats
- (h) Plat records of the Dallas County Clerk's office file no.771681393 along with any supplement or replats
- (i) Plat records of the Dallas County Clerk's office file no.771681394 along with any supplement or replats
- (j) Plat records of the Dallas County Clerk's office file no.771681395 along with any supplement or replats
- (k) Plat records of the Dallas County Clerk's office file no.771681396 along with any supplement or replats
- (l) Plat records of the Dallas County Clerk's office file no.771681397 along with any supplement or replats

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Real Property Records of Dallas County, Texas, as follows:

- (a) Notice of Dedicatory instruments for 6754 Eastridge Homeowners Association, Inc., recorded under Dallas County Clerk's office file no. 1934676

Name and Mailing Address of the Association

6754 Eastridge Homeowners Association, Inc.
c/o Principal Management Group of North Texas
801 E. Campbell Rd, Suite 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 Rd, Suite 620
Richardson, Texas 75081
214-368-4030
NTXcustomer@associa.us

Website Address of the Association

www.townsq.io

Property Transfer Fee(s) Charged by the Association:

New account setup fee establishing new owner's account in the association's records: \$45

Resale Certificate: \$375

Resale Certificate Update: \$75

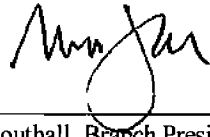
Legacy Account Closure Fee: \$220

Refinance Statement of Account: \$75

Expediate Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expediate
\$120 for 3 day expediate

Executed on this the 31 day of May 2022

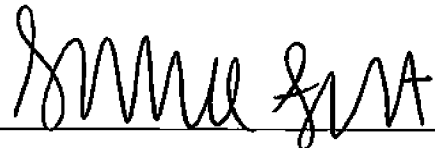
6754 Eastridge Homeowners Association, Inc. , acting by and
through its managing agent, Principal Management Group of North
Texas



Mark Southall, Branch President

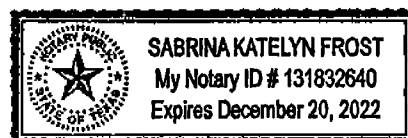
STATE OF TEXAS §
 §
COUNTY OF DALLAS §

This instrument was acknowledged before me on the 31 day of May 2022 by Mark Southall, Branch President with Principal Management Group of North Texas, the managing agent for 6754 Eastridge Homeowners 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 Rd., Suite 620
Richardson, Texas 75081



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

Instrument Number: 202200180060

eRecording - Real Property

Recorded On: June 29, 2022 03:12 PM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$30.00

******* 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: 202200180060
Receipt Number: 20220629000540
Recorded Date/Time: June 29, 2022 03:12 PM
User: Lynn G
Station: CC53

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