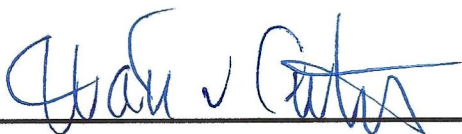


MANAGEMENT CERTIFICATE

In compliance with the provisions of Section 209.004 of the Texas Property Code, the undersigned gives notice that Wyndor Pointe Homeowners Association, Inc. ("Association") is managing the Association:

1. Name of the Subdivision: Wyndor Pointe
2. Name of the Association: Wyndor Pointe Homeowners Association, Inc.
3. Recording data for the Subdivision:
Wyndor Pointe, according to the plat recorded in Volume 4126, Page 1147
Official Public Records of Collin County, Texas.
4. Recording data for the Declaration and Declaration amendments:
Documents 20070810001117070, 20160712000884110, 20210226000381610,
20170801001012420, 20190619000707980, 20150428000478050, 20210203000237950,
20070815001136430, Official Public Records of Collin County, Texas
5. Name and mailing address of the Association: Wyndor Pointe Homeowners Association, Inc.
c/o David Glatstein 6097 Westchester Lane Frisco, Texas 75034-5784
6. Name and mailing address, phone number and email address for designated representative:
David Glatstein
6097 Westchester Lane
Frisco, Texas 75034-5784
Telephone 214.334.4138
Email davidglatstein@gmail.com
7. Website address where all dedicatory instruments can be found:
<https://www.wyndorpointehoa.net/>
8. Fees charged by Association related to property transfer:
Resale Certificate: \$375
Resale Certificate Update: \$75
Compliance Inspection Fee (optional): \$150
Transfer: \$275
Rush Fees to expedite Resale Certificate delivery in advance of 10 business days requirement:
1 business day: \$350
3 business days: \$250
4 business days: 150
7 business days: \$100

This Management Certificate is filed of record in Collin County, Texas by 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.



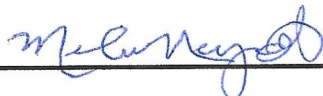
David Glatstein, President of the Association

Signed: July 24, 2023

STATE OF TEXAS

COUNTY OF COLLIN

This instrument was signed before me on July 24, 2023, and it was acknowledged that this instrument was signed by David Glatstein for the purposes and intent herein.



Notary Public in and for the State of Texas

Notary Printed Name: Melanie Neystel

My commission expires: April 27, 2027

After recording return to:

David Glatstein
6097 Westchester Lane
Frisco, Texas 75034-5784