

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
FOR
MUSEUM TOWER CONDOMINIUM ASSOCIATION, INC.**

THE STATE OF TEXAS §
 §
COUNTIES OF DALLAS §

The undersigned, being an Officer of Museum Tower Condominium Association, Inc. a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 82.116 of the Texas Property Code which supersedes any prior Management Certificate filed by the Association:

1. Name of Condominium: Museum Tower.
2. Name of Association: Museum Tower Condominium Association, Inc.
3. Location of the Condominium and Recording Data for the Condominium:
 - a. Museum Tower, 1918 Olive Street, Dallas, TX 75201.
 - b. Museum Tower is an addition to the city of Dallas in Dallas County, Texas. The plats are recorded in the Plat Records of Dallas County, Texas as: Document No. 201200369821, on December 13, 2012.
4. Recording Data for the Condominium Declaration:
 - a. Units in Museum Tower are subject to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded on December 13, 2012, as Document No. 201200369821, Real Property Records, Dallas County Texas as amended or supplemented from time to time as:
 - i. First Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, filed as Document No. 201300310999 of the Real Property Records of Dallas County.
 - ii. Second Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201400020581 of the Real Property Records of Dallas County, Texas.
 - iii. Third Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201500117678 of the Real Property Records of Dallas County, Texas.
 - iv. Fourth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201600058971 of the Real Property Records of Dallas County, Texas.
 - v. Fifth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201600167393 of the Real Property Records of Dallas County, Texas.

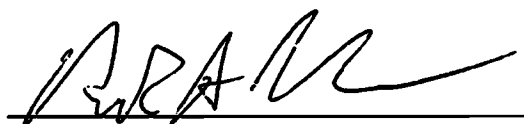
- vi. Sixth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201600271114 of the Real Property Records of Dallas County, Texas.
 - vii. Seventh Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201600334146 of the Real Property Records of Dallas County, Texas.
 - viii. Eighth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201700125573 of the Real Property Records of Dallas County, Texas.
 - ix. Ninth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201700227728 of the Real Property Records of Dallas County, Texas.
 - x. Tenth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201700312590 of the Real Property Records of Dallas County, Texas.
 - xi. Corrective Amendment to Tenth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201800088611 of the Real Property Records of Dallas County, Texas.
 - xii. Eleventh Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201800091663 of the Real Property Records of Dallas County, Texas.
 - xiii. Twelfth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201800135344 of the Real Property Records of Dallas County, Texas, as further amended by that
 - xiv. Thirteenth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201800153631 of the Real Property Records of Dallas County, Texas.
 - xv. Fourteenth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201800173289 of the Real Property Records of Dallas County, Texas.
 - xvi. Fifteenth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 201800232624 of the Real Property Records of Dallas County,
 - xvii. Sixteenth Amendment to Amended and Restated Condominium Declaration for Museum Tower, a Condominium, recorded as Document No. 202200105148 of the Real Property Records of Dallas County.
5. Name and Mailing Address of the Association is: Museum Tower Condominium Association, Inc. c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Museum Tower Condominium Association, Inc. c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
7. Telephone Number to Contact the Association is: 214-871-9700.

8. Email Address to Contact the Association: Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o FirstService Residential via <https://www.fsresidential.com/texas/resale-and-lender-documents>. Alternatively, you may contact the office for FirstService Residential by e-mail at Mgmt-CertificateTX@fsresidential.com.
9. The Association's website may be found at: <https://museumtower.connectresident.com>
10. Fees charged by the Association upon the sale or transfer of a Unit:

Transfer Fee	\$340.00
Resale Disclosure Package (6-10 days; 3-5 days; 1-2 days)	\$375; \$450; \$500
Resale Disclosure Update (within 60 days of original request)	\$75.00
Refinance Certificate Fee (6-10 days; 3-5 days; 1-2 days)	\$150; \$225; \$275
HOA Questionnaire (optional) – (Single Family)	\$250.00
Loan Estimate Questionnaire (optional) – (Single Family)	\$100.00
Custom Lender Form Mortgage Questionnaire – (Condominiums)	\$350.00
Uniform Condo Questionnaire (6-10 days; 3-5 days; 1-2 days)	\$220; \$275; \$325
Working Capital Fee/Reserves Contribution	Equal to 2 months' dues

Executed on this the 4th day of February 2025.

Museum Tower Condominium Association, Inc., a
Texas non-profit corporation

By: 
Rick Illner, Officer

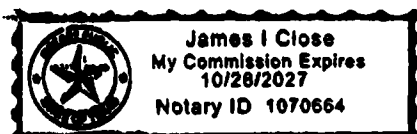
THE STATE OF TEXAS


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ACKNOWLEDGMENT

COUNTY OF DALLAS

BEFORE ME, the undersigned notary public, on this the 4th day of February 2025 personally appeared RICK ILLNER, Officer of Museum Tower Condominium Association, Inc. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.




Notary Public in and for the State of Texas

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

Instrument Number: 202500025406

eRecording - Real Property

Recorded On: February 07, 2025 03:14 PM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$33.00

******* 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: 202500025406
Receipt Number: 20250207000785
Recorded Date/Time: February 07, 2025 03:14 PM
User: Hilga R
Station: CC132.dal.ccdc

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