

## **HAMILTON COMMONS AT CUMBERLAND OWNERS ASSOCIATION, INC. MANAGEMENT CERTIFICATE**

This Property Owners' Association Management Certificate is being recorded by **HAMILTON COMMONS AT CUMBERLAND OWNERS 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:** HAMILTON COMMONS AT CUMBERLAND

**Name of the Association:** HAMILTON COMMONS AT CUMBERLAND OWNERS ASSOCIATION, INC.

**Recording Data for Association:**

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

- (a) Plat records of the Smith County Clerk's office file number 201300010447 along with any supplement or replats

**Recording Data for Restrictions:**

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

- (a) Declaration of Covenants, Condition and Restrictions for Hamilton Commons at Cumberland Owners Association filed under document # 2009-R00003362 with the Smith county clerk's office

**Name and Mailing Address of the Association**

Hamilton Commons at Cumberland Owners Association  
c/o Principal Management Group of North Texas  
801 E Campbell Road Ste 620  
Richardson TX 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 Road Ste 620  
Richardson TX 75081  
214-368-4030  
NTXcustomercare@associa.us

**Website Address of the Association**

[www.townsq.io](http://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 \_\_\_\_\_ day of May 2022

Hamilton Commons at Cumberland Owners Association, Inc, acting  
by and through its managing agent, Principal Management Group of  
North Texas

\_\_\_\_\_  
Mark Southall, Branch President

STATE OF TEXAS           §  
  §  
COUNTY OF SMITH       §

This instrument was acknowledged before me on the \_\_\_\_\_ day of May 2022 by Mark Southall, Branch President with Principal Management Group of North Texas, the managing agent for Hamilton Commons at Cumberland Owners 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 Road Ste 620  
Richardson TX 75081