

**PECAN ACRES ADDITION HOMEOWNER'S ASSOCIATION
MANAGEMENT CERTIFICATE - MIDLAND COUNTY**

In accordance with Texas Property Code Section 209.004, Texas Residential Property Owners Protection Act, **Pecan Acres Addition Homeowner's Association**, certifies as to the following:

1. The name of the subdivision is:

Pecan Acres Addition

2. The name of the association is:

Pecan Acres Addition Homeowner's Association

3. The recording data for the subdivision is:

Plat Pecan Acres Addition	Cabinet C, Page 143A
Plat Pecan Acres Addition Sec. 2	Cabinet C, Page 168A
Plat Pecan Acres Addition Sec. 3	Cabinet E, Page 168A
Plat Pecan Acres Addition Sec. 5	Cabinet H, Page 58
Plat Pecan Acres Addition Sec. 6	Cabinet H, Page 94
Correction Plat Pecan Acres Addition Sec. 6	Cabinet H, Page 102
Plat Pecan Acres Addition Sec. 7	Cabinet H, Page 109

4. The recording data for the declaration (including covenants, bylaws, and rules and regulations) is:

Declaration of Covenants and Restrictions	Vol. 720 Pg. 447
Memorandum of Agreement	Book 1233 Pg. 245
Utility Easement	Book 1236 Pg. 651
Sanity Sewer Easement	Book 1237 Pg. 393
Memorandum of Agreement	Book 1772 Pg. 210
Security Measure Policy	Doc. No. 2001-27423
Pool Enclosure Policy	Doc. No. 2001-27424
Collection Policy	Doc. No. 2001-27425

5. The recording data for each amendment to the declaration (including covenants, bylaws, and rules and regulations) is:

First Amendment to	
Declaration of Covenants and Restrictions	Vol. 815 Pg. 504
Amendment to	
Declaration of Covenants and Restrictions	Vol. 1658 Pg. 417

6. The mailing address for the association is as follows:

Pecan Acres Addition Homeowner's Association Owners' Association, Inc.
c/o Vision Communities Management Incorporated
5757 Alpha Road, Ste. 680
Dallas, Texas 75240

7. The name, address, telephone number, and email address of the person managing the association or the association's designated representative are as follows:

Vision Communities Management Incorporated
5757 Alpha Road, Ste. 680
Dallas, Texas 75240
Phone: (972) 612-2302
Email: info@vcmtexas.com

8. The website address on which the association's dedicatory instruments are available:

<https://pecanacres.nabrnetwork.com/>

9. The following fees are charged by the association relating to a transfer of property within the association:

Resale Certificate:	\$340.00
Statement of Account:	\$50.00
Refinance Certificate:	\$50.00
Transfer Fee to management company:	\$250.00
Capital Reserve Fund:	\$250.00

EXECUTED as of 3/23, 2023.

Vision Communities Management
Incorporated as managing agent for the
association

By (signature): S. Baldwin

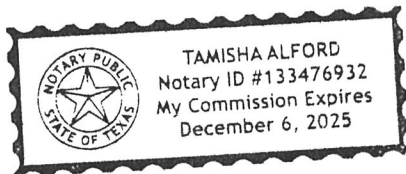
Name (printed): SHANNON BALDWIN

Title: COO

The State of Texas §

County of Dallas §

This instrument was acknowledged before me on the 23rd day of March, 2023, by Shannon Baldwin (name), the COO (title) authorized agent for Vision Communities Management Incorporated.



Tamisha Alford
Notary Public – The State of Texas

After Recording, Please Return To:
Vision Communities Management Incorporated
5757 Alpha Road, Suite 680
Dallas, TX 75240