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HARRINGTON TRAILS RESIDENTIAL COMMUNITY, INC.
MANAGEMENT CERTIFICATE - MONTGOMERY COUNTY

In accordance with Texas Property Code Section 209.004, Texas Residential Property Owners Protection Act, **HARRINGTON TRAILS RESIDENTIAL COMMUNITY, INC.**, certifies as to the following:

1. The name of the subdivision is:

HARRINGTON TRAILS

2. The name of the association is:

HARRINGTON TRAILS RESIDENTIAL COMMUNITY, INC.

3. The recording data for the subdivision (plat) is:

Master Covenant (Residential)

Doc. 2020029627

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

**Covenants Conditions and Restrictions Relating to
Development and Use of Property**

Doc. 2004-000027

Development Area Declaration (Residential)

Doc. 2020029821

Community Manual

Doc. 2020029822

Community Enhancement Covenant (Residential)

Doc. 2020029823

Adoption of Working Capital Assessment

Doc. 2020029824

Design Guidelines – Residential

Doc. 2020029896

Removal and Appointment of Directors

Doc. 2021045092

Removal and Appointment of Directors

Doc. 2021114402

Development Area Declaration (Residential FR)

Doc. 2022063276

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

**First Amendment to the Covenants, Conditions and
Restrictions**

Doc. 2019008200

**Second Amendment to the Covenants, Conditions and
Restrictions**

Doc. 2019119239

Amended and Restated Design Guidelines

Doc. 2020030977

**First Amendment to the Development Area
Declaration (Residential)**

Doc. 2021000663

Amended and Restated Adoption of

Amended Working Capital Assessment

Doc. 2021045093

**First Amendment to Amended and Restated
Design Guidelines**

Doc. 2021059318

Second Amendment to Amended and Restated Design Guidelines	Doc. 2022095185
First Supplement to Community Manual	Doc. 2021136224
First Supplement to Community Manual	Doc. 2021141439
Amended and Restated Master Covenants – Residential	Doc. 2022061485

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

HARRINGTON TRAILS RESIDENTIAL COMMUNITY, 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://harringtontrails.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	\$175.00
Community Enhancement Fee	Transfer Price (as defined in the Community Enhancement Covenant) multiplied by one fourth of one percent (0.25%)
Working Capital Assessment	\$500.00

EXECUTED as of 12/24, 2022.

Vision Communities Management
Incorporated as managing agent for the
association

By (signature): S. Baldwin

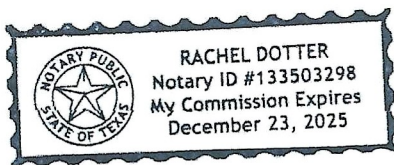
Name (printed): SHANNON BALDWIN

Title: COO

The State of Texas §

County of Dallas §

This instrument was acknowledged before me on the 26th day of December, 2022, by Shannon Baldwin (name), the COO (title) authorized agent for Vision Communities Management Incorporated.



Rachel Dotter
Notary Public – The State of Texas

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