

Management Certificate Westgate Townhouses Homeowners Association
dba Turtlerock Homeowners Association Inc.,



STATE OF TEXAS

COUNTY OF TARRANT

D221291996

10/06/2021 09:35 AM

Page: 1 of 2

Fees: \$23.00

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE

SUBMITTER: FRANCIS II JACOBINI

MANAGEMENT CERTIFICATE

Mary Louise Nicholson
MARY LOUISE NICHOLSON
COUNTY CLERK

In accordance with Texas Property Code Section 209.004, Texas Residential Property Owners Protection Act, Westgate Townhouses Homeowners Association, Inc., a Texas non-profit Corporation, certifies as to the following:

1. The names and recording data of the residential subdivisions subject to the *Texas Residential Property Owners Protection Act* are **Westgate Square, First Section and Second Section, additions to the City of Arlington, Tarrant County, Texas according to the Plats thereof recorded in Volume 388-70, pages 40 and 41 respectively of the Plat Records of Tarrant County, Texas.**
2. The name of the property owner's association managing or regulating the subdivision is ***Westgate Townhouses Homeowners Association, Inc.***, a Texas non-profit corporation doing business as ***Turtlerock Homeowners Association*** acting by and through its Board of Directors and Officers.
3. Both subdivisions are subject to the following Declaration and Amendments that authorize the Association to govern the subdivision, that impose regular and special assessments on all or a majority of the property in said subdivision, and the create liens upon real property and improvements in both subdivisions:
 - a. ***Declaration of Covenants and Restrictions***, dated August 10, 1972 recorded August 14, 1972 as in **Volume 5296, page 23 et seq, of the Deed Records of Tarrant County, Texas;**
 - b. ***Amendment to Declarations of Covenants and Restrictions*** dated May 4, 1973 recorded May 31, 1973 as in **Volume 5460, page 300, et seq, Deed Records of Tarrant County, Texas;**
 - c. ***Second Amendment to Declaration of Covenants and Restrictions***, recorded under Clerk's Instrument No. **D197183776, Deed Records of Tarrant County, Texas; and**
 - d. ***Third Amendment to Declaration of Covenants and Restrictions***, dated August 28, 2008, recorded November 24, 2008 as Instrument No. **D208436825, Deed Records of Tarrant County, Texas.**
4. The name and mailing address for the Association is as follows:

Turtlerock Homeowners Association
Attention: President
2627 Westchester Drive
Arlington, Texas 76015-1140
5. The name, mailing address, telephone number, and email address of the Management Agent for the Association is, or if no Management Agent, the name, mailing address, telephone number and email address of the Association's designated representative(s) are:
 - a. Management Agent: None

(or)

b. Designated Representative (1):

Name: Fran Smith

Title: Treasurer

Mailing: Address: 2627 Westchester Drive
Arlington, Texas 76015-1140

Telephone Number: 817-860-5840

Email Address: turtlerockpoa@yahoo.com

Designated Representative (2):

Name: Steve Yancey

Title: Vice President

Mailing: Address: 2627 Westchester Drive
Arlington, Texas 76015-1140

Telephone Number: 817-860-5840

Email Address: turtlerockpoa@yahoo.com



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FILED AND RECORDED
OFFICIAL PUBLIC RECORDS OF
TARRANT COUNTY, TEXAS
10/06/2021 09:35 AM

Mary Louise Nicholson
COUNTY CLERK

6. The website address of any Internet website on which the Association's Dedicatory Instruments are available in accordance with Section 207.006 Texas Property Code is Turtlerockpoa.org.
7. The amount and description of any fee or fees charged by the Association relating to a transfer of property in the subdivision is: \$ 300.00 for subdivision information and resale certificate.

EXECUTED as of September, 29, 2021.

WESTGATE TOWNHOUSES HOMEOWNERS ASSOCIATION, INC
dba TURTLE ROCK HOMEOWNERS ASSOCIATION, a Texas non-profit corporation

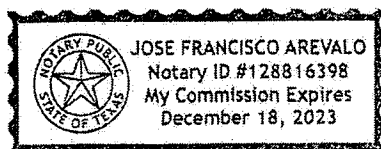
By: Fran Smith

Name: Fran Smith

Title: Treasurer

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME on this ___ day of September 2021,

BY: Fran Smith as Treasurer of the Turtlerock Homeowners Association.



Jose Francisco Arevalo
NOTARY PUBLIC-STATE OF TEXAS

Jose Francisco Arevalo
PRINTED NAME OF NOTARY

MY COMMISSION EXPIRES 12/18/2023