



MANAGEMENT CERTIFICATE

EL DORADO PROPERTY OWNERS ASSOCIATION, INC.

The undersigned, being an Officer of El Dorado Property Owners Association, Inc. (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The names of the subdivision developments are El Dorado Bay Subdivision, El Dorado Subdivision and El Dorado Beach Subdivision (the "Subdivision Developments").
2. The name of the Association is El Dorado Property Owners Association, Inc. (the "Association"),
3. The recording data for the Subdivision Developments are as follows:

El Dorado Subdivision, a subdivision of record in Franklin County, Texas, according to the map and plat thereof, recorded at Volume D, Page 150, Plat Records of Franklin County, Texas, along with any supplements or replats thereof.

El Dorado Beach Subdivision, a subdivision of record in Franklin County, Texas, according to the map and plat thereof, recorded at Volume D, Page 152, Plat Records of Franklin County, Texas, along with any supplements or replats thereof.

El Dorado Bay Subdivision, a subdivision of record in Franklin County, Texas, according to the map and plat thereof, recorded at Volume D, Page 154, Plat Records of Franklin County, Texas, along with any supplements or replats thereof.

4. The recording data for the declaration applicable to the Subdivision Developments is as follows:

Declaration of Restrictive Covenants for El Dorado Bay, El Dorado Subdivision and El Dorado Beach Subdivisions, recorded at Volume 270, Page 367, Official Public Records of Franklin County, Texas.

Declaration of Covenants, Conditions, Reservations and Restrictions for El Dorado, El Dorado Bay, El Dorado Beach Subdivisions, recorded at Volume 181, Page 100, Official Public Records of Franklin County, Texas.

Amendment to the Declaration of Covenants, Conditions, Reservations and Restrictions on the Lots in El Dorado, El Dorado Bay, El Dorado Beach and El Dorado Beach Unit II Subdivisions, recorded at Volume 232, Page 290, Official Public Records of Franklin County, Texas.

Declaration of Covenants, Conditions, Reservations and Restrictions for El Dorado, El Dorado Bay, El Dorado Beach Subdivisions, recorded at Volume 156, Page 24, Official Public Records of Franklin County, Texas.

Declaration of Covenants, Conditions, Reservations and Restrictions for El Dorado, El Dorado Bay, El Dorado Beach Subdivisions, recorded at Volume 115, Page 337, Official Public Records of Franklin County, Texas.

5. The recording data for the by-laws applicable to the Subdivision Developments is as follows:

By-Laws of El Dorado Property Owners Association, Inc., recorded at Volume 372, Page 602, Official Public Records of Franklin County, Texas.

By-Laws of El Dorado Property Owners Association, Inc., recorded at Volume 270, Page 390, Official Public Records of Franklin County, Texas.

6. The recording data for the policies applicable to the Subdivision Developments is as follows:

Payment Plan Guidelines Policy and Application of Payments Schedule, recorded at Volume 279, Page 362, Official Public Records of Franklin County, Texas.

Records Production and Copying Policy, recorded at Volume 279, Page 367, Official Public Records of Franklin County, Texas.

Document Retention Policy, recorded at Volume 279, Page 373, Official Public Records of Franklin County, Texas.

7. The name and mailing address of the Association:

El Dorado Property Owners Association, Inc.
PO Box 103
Scroggins, TX 75480

8. The name, mailing address, telephone number and e-mail address of the Association's designated representative:

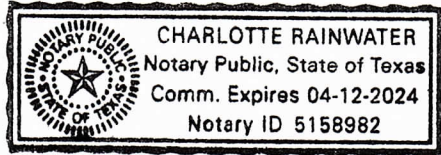
Jim Gwisdala
PO Box 103
Scroggins, TX 75480
(469) 208-8908
jim@lakecypresssprings.org

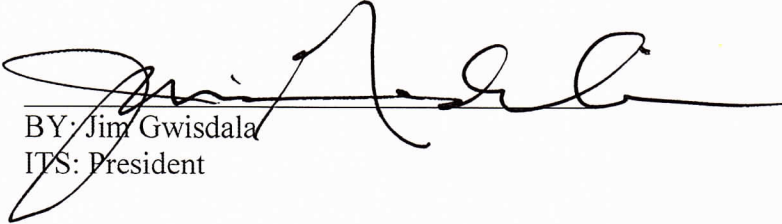
9. The website address of the Association is www.lakecypresssprings.org/eldorado/.

10. The Association does not charge a fee to transfer property in the Subdivision Developments.

This Management Certificate is effective as of the 1st day of February, 2022.

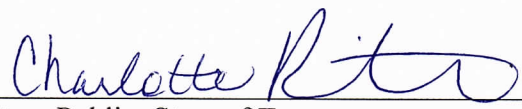
EL DORADO PROPERTY OWNERS
ASSOCIATION, INC.,
a Texas nonprofit corporation




BY: Jim Gwisdala
ITS: President

STATE OF TEXAS §
COUNTY OF Collin §

This instrument was acknowledged before me on 1st day of February, 2022, by Jim Gwisdala, President of El Dorado Property Owners Association, Inc., a Texas nonprofit corporation, on behalf of said corporation.


Notary Public, State of Texas