

**MANAGEMENT CERTIFICATE  
OF  
LEGENDS CROSSING TOWNHOME OWNER'S ASSOCIATION, INC.**

The undersigned, being an officer of Legends Crossing Townhome Owner's Association, Inc., and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Legends Crossing Townhomes.
2. The name of the Association: Legends Crossing Townhome Owner's Association, Inc., a Texas non-profit corporation.
3. The recording data for the subdivision: That certain real property described on Exhibit "A" attached hereto.
4. The recording data for the Declaration: Subordinate Declaration of Covenants, Conditions and Restrictions for Legends Crossing Townhomes, recorded under Document No. **2020-202000261148** Official Public Records of Dallas County, Texas, as amended from time to time.
5. The name and mailing address of the Association: Legends Crossing Townhome Owner's Association, Inc., c/o Essex Association Management, LP, 1512 Crescent Drive, Suite 112, Carrollton, Texas 75006.
6. The mailing address of the person managing the Association: Legends Crossing Townhome Owner's Association, Inc., c/o Essex Association Management, LP, 1512 Crescent Drive, Suite 112, Carrollton, Texas 75006; Attn: Connie Kindle.

EXECUTED to be effective on the date this instrument is Recorded.

[SIGNATURE PAGE FOLLOWS]

EXECUTED to be effective on the date this instrument is recorded in the Official Public Records of Dallas County, Texas.

**DECLARANT AND MASTER DECLARANT:**

MM Legends Crossing, LLC,  
a Texas limited liability company

By: MM Finished Lots Holdings, LLC,  
a Texas limited liability company,  
its Manager

By: MMM Ventures, LLC,  
a Texas limited liability company,  
its Manager

By: 2M Ventures, LLC,  
a Delaware limited liability company,  
its Manager

By: Mehrdad Moayed  
Mehrdad Moayed, Manager

THE STATE OF Texas §  
§  
COUNTY OF Dallas §

This instrument was acknowledged before me this 24 day of September, 2020, by Mehrdad Moayed, the Manager of 2M Ventures, LLC, a Delaware limited liability company, manager of MMM Ventures, LLC, a Texas limited liability company, manager of MM Finished Lots Holdings, LLC, a Texas limited liability company, manager of MM Legends Crossing, LLC, a Texas limited liability company, on behalf of said limited liability companies.

(SEAL)

[Signature]

Notary Public Signature

EXHIBIT "A"

PROPERTY DESCRIPTION

Lots 1 through 22, inclusive, in Block 4-R; Lots 1 through 22, inclusive, in Block 5-R; Lots 1 through 22, inclusive, in Block 6-R; and Lots 1 through 20, inclusive, in Block 6-R; all as shown on the Amended Plat Legends Crossing Revised, an addition to the City of Irving, Dallas County, Texas, according to the map/plat thereof recorded on July 8, 2020, as Document No. 2020 — 202000170776, in the plat records of the Official Public Records of Dallas County, Texas. The foregoing are all "Lots" for purposes of this Declaration.