

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

Oct 18, 2023 02:39 PM Fee: \$38.00

2023119207

Electronically Recorded

AMENDED AND RESTATED MANAGEMENT CERTIFICATE
OF
PS RESIDENTIAL COMMUNITY, INC.

The undersigned, being an officer of PS Residential Community, Inc. (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

THIS CERTIFICATE AMENDS, RESTATES AND REPLACES IN ITS ENTIRETY THAT CERTAIN MANAGEMENT CERTIFICATE OF PS RESIDENTIAL COMMUNITY, INC., RECORDED AS DOCUMENT NO. 2021227229 IN THE OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

1. The name of the subdivision: Parker Station.
2. The name of the Association: PS Residential Community, Inc., a Texas non-profit corporation.
3. The recording data for the subdivision: That certain real property in Travis County, Texas, as described on Exhibit "A" to that certain Amended and Restated Declaration of Covenants, Conditions and Restrictions for Parker Station, recorded under Document No. 2018032011 in the Official Public Records of Travis County (the "**Declaration**").
4. The recording data for the Declaration with any amendments and/or supplements to the Declaration: The recording data for the Declaration and any amendments and supplements thereto are particularly described on Attachment 1 attached hereto and incorporated herein by reference.
5. The name and mailing address of the Association: PS Residential Community, Inc., c/o Preferred Association Management Company, PO Box 200145, Austin, TX 78720.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name:	Preferred Association Management Company
Attn:	Doug Plas
Mailing Address:	PO Box 200145, Austin, TX 78720
Telephone Number:	512-918-8100
Email Address:	dplas@pamcotx.com

7. Website to access the Association's dedicatory instruments: www.pamcotx.com

8. Amount and description of fees related to property transfer in the subdivision:

The Association fees are in the following amounts:

Working Capital Assessment - \$180.00.

Transfer Fee - \$200.00.

Advance Assessments - \$120.00.

Resale Certificate Fee - \$375.00.

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

[ACKNOWLEDGEMENT PAGE FOLLOWS]

ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Management Certificate for the association identified below.

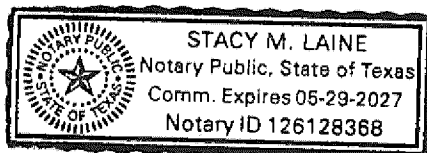
PS RESIDENTIAL COMMUNITY, INC.,
a Texas non-profit corporation

By: Keri Rhodes
Name: Keri Rhodes
Title: Director

STATE OF TEXAS §
 §
COUNTY OF Williamson §

This instrument was acknowledged before me this 16 day of October, 2023 by Keri Rhodes Director of PS Residential Community, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

[SEAL]



Stacy M. Laine
Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
WINSTEAD PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
rburton@winstead.com

EXHIBIT "A"

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Parker Station Community Manual, recorded as Document No. 2017174468 in the Official Public Records of Travis County, Texas.
2. Amended and Restated Declaration of Covenants, Conditions and Restrictions for Parker Station, recorded as Document No. 2018032011 in the Official Public Records of Travis County, Texas.
3. Non-Material Correction Instrument for Amended and Restated Declaration of Covenants, Conditions and Restrictions for Parker Station, recorded as Document No. 2018117141 in the Official Public Records of Travis County, Texas.
4. Parker Station Adoption of Working Capital Assessment, recorded as Document No. 2019060460 in the Official Public Records of Travis County, Texas.
5. Parker Station First Supplement to Community Manual, recorded as Document No. 2020094096 in the Official Public Records of Travis County, Texas.
6. Parker Station Second Supplement to Community Manual [COVID-19 Facilities Rules], recorded as Document No. 2020096509 in the Official Public Records of Travis County, Texas.
7. Parker Station Third Supplement to Community Manual, recorded as Document No. 2021227002, in the Official Public Records of Travis County, Texas.
8. Parker Station Fourth Supplement to Community Manual, recorded as Document No. 2023114748, in the Official Public Records of Travis County, Texas.