

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS



*Dyana Limon-Mercado*

Dyana Limon-Mercado, County Clerk  
Travis County, Texas

Jun 24, 2025 03:05 PM Fee: \$29.00

**2025069895**

\*Electronically Recorded\*

**Woodstone Square Home Owner's Association, Inc.**  
Management Certificate

This Property Owners' Association Management Certificate is being recorded by Woodstone Square Home Owner's Association, Inc. (the Association) in compliance with the terms of the Texas Property Code Section 209.004 and supersedes any prior management certificate filed by the Association. The Association submits the following information:

**Name of the Subdivision:** Woodstone Square

**Name of the Association:** Woodstone Square Home Owner's Association, Inc.

**Subdivision Location:** 1-52 Woodstone Square, Austin, TX 78703

**Recording Data for the Subdivision:** Recorded in Document No. 420291, Volume 77, Page 242 in the Real Property Records of Travis County, Texas.

**Recording Data for the Declaration is:** Recorded in Document No. 2008061800 and Document No. 2009043388 in the Real Property Records of Travis County, Texas.

**Other Information the Association Considers Appropriate:**

Amendments recorded in Document No. 2022094081, 2022071961, and 2014077617 in the Real Property Records of Travis County, Texas.

**Name and Mailing Address of the Association:**

Woodstone Square Home Owner's Association, Inc.  
c/o RowCal Management – Attn: Community Manager  
PO Box 421150  
Minneapolis, MN 55442

**Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or its Designated Representative:**

Woodstone Square Home Owner's Association, Inc.  
c/o RowCal Management – Attn: Community Manager  
PO Box 421150  
Minneapolis, MN 55442  
[CareTeam@RowCal.com](mailto:CareTeam@RowCal.com)  
512-580-4212

**Website Address of the Association:**

<https://www.rowcal.com>

**Property Transfer Fee(s) Charged by the Association:**

Resale Certificate: \$375  
Upgraded Resale Certificate: \$450  
Advanced Dues: Current monthly rate x2  
Resale Certificate UPDATE (1-180 days): \$75  
Transfer Fees: \$275

HomeWise Convenience Fee: \$9.95  
HomeWise Process Fees: \$20-50  
Resale Certificate RUSH: \$75-125

**Other Information**

Prospective purchases are advised to independently examine the Declaration, Bylaws, and all other governing documents of the Association, together with obtaining an official Resale Certificate, and performing a comprehensive physical inspection of the lot/home and common areas prior to purchase.

**ACKNOWLEDGEMENT**

State of Texas

County of Travis

Signed this the 19 day of June, 2025.

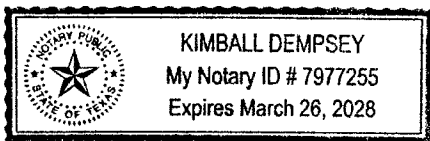
Woodstone Square Home Owner's Association, Inc.  
(A TEXAS NON-PROFIT CORPORATION)

RowCal Management, LLC  
Name of Association or Person Managing Association

By: Sawyer Stubbs

Sawyer Stubbs - Managing Agent  
Printed Name and Title of the Above Person

**BEFORE ME**, the undersigned notary public, on this the 19<sup>th</sup> day of June, 2025.  
Acknowledged this instrument was signed for the purposes and intent herein expressed.



[Signature]  
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS  
Printed Name of Notary Kimball Dempsey  
My Commission Expires 3/26/28

**After recording, return to the managing agent, RowCal Management:**

Woodstone Square Home Owner's Association, Inc.  
c/o RowCal Management – Attn: Community Manager  
PO Box 421150  
Minneapolis, MN 55442