

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dana DeBeauvoir

Dana DeBeauvoir, County Clerk
Travis County, Texas

Nov 12, 2021 12:52 PM Fee: \$34.00

2021250402

Electronically Recorded

PROPERTY OWNERS ASSOCIATION 4th AMENDED MANAGEMENT CERTIFICATE FOR
ROB ROY ON THE LAKE OWNERS ASSOCIATION, INC.

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code.

This amends all prior Management Certificates filed for this association.

Per Texas Property Code 209.004 "The County Clerk of each county in which a Management Certificate is filed as required by this section shall record the Management Certificate in the real property records of the county and index the document as a "Property Owners' Association Management Certificate"

State of Texas §

County of Travis §

1. Name of Subdivision: Rob Roy on the Lake
2. Subdivision Location: Travis County
3. Name of Homeowners Association: Rob Roy on the Lake Owners Association, Inc.
4. Recording Data for Association: Rob Roy on the Lake, Section One, a subdivision of record in Travis County, Texas, according to the map or plat of record in Book 83, at pages 112D, 113 A, 113B, 113C, 113D, 114A and 114B, Plat Records of Travis County, Texas. Rob Roy on the Lake, Section Two, a subdivision in Travis County, Texas, according to the map or plat of record in Book 83, Pages 170D, 171A, 171B, 171C, 171D, and 172A, Plat Records of Travis County, Texas. Rob Roy on the Lake Section Three, a subdivision in Travis County, Texas according to the map or plat thereof recorded in Volume 93, Page 133-135 of the Plat Records of Travis County, Texas.
5. Recording Data for Declaration and any amendments: Rob Roy on the Lake Subdivision Declaration of Covenants, Conditions and Restrictions filed on or about June 13, 1983, Volume 8121, Page 440 Real Property Records of Travis, County, Texas together with any other filings of records (if any). Rob Roy on the Lake Subdivision Declaration of Covenants, Conditions and Restrictions Section Three is filed in Volume 12484 Page 1341.

Amended and Restated Bylaws of Rob Roy on the Lake Owners Association is filed under Document Number 2015120624

Articles of Incorporation are filed under Document Number 2015126387

Rob Roy on the Lake Owners Association, Inc. Billing Policy and Payment Plan Guidelines dated 5/16/2017 are filed under Document No. 2017106633.

6. Other information the Association considered appropriate for the governing, administration or operation of the subdivision and homeowners' association:

Updated mailing address information is filed under Document No. 2019179690.

7. Mailing Address and Contact Information for the Association and the Managing Agent:

Spectrum Association Management
17319 San Pedro Ave, #318
San Antonio, TX 78232
contact@spectrumam.com
210-494-0659
www.spectrumam.com/homeowners

8. Fee(s) related to Property Transfer:

- **Administrative Transfer Fee - \$200.00**
- **2018 Special Assessment Landscape Assessment \$350.00**
- **Resale Package = \$375.00**
 - **Rush for Resale Package:**
 - **1 business day = \$120.00 / 3 business days = \$95.00**
 - **Add a Rush to an existing order = \$75.00 + Cost of a Rush**
 - **Update for Resale Package:**
 - **1-14 days = \$15.00 / 15-180 days = \$50.00**
- **Statement of Account only = \$120.00**
 - **Rush for Statement of Account only:**
 - **1 business day = \$110.00 / 3 business day = \$85.00**
 - **Update for Statement of Account only:**
 - **1-30 days - No Cost / 31-45 days = \$50.00 / 46-90 days = \$50.00**

Prospective purchasers 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.

THE PURPOSE OF THIS CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION, OR TO REPORT EVERY PIECE OF INFORMATION PERTINENT TO THE SUBDIVISION. NO PERSON SHOULD RELY ON THIS CERTIFICATE FOR ANYTHING OTHER THAN INSTRUCTIONS FOR CONTACTING THE ASSOCIATION IN CONNECTION WITH THE TRANSFER OF TITLE TO A HOME IN THE SUBDIVISION. THE REGISTERED AGENT FOR THE ASSOCIATION IS ON FILE WITH THE TEXAS SECRETARY OF STATE.

Signed this 11th day of November, 2021.

Rob Roy on the Lake Owners Association, Inc.

By: Shelby Welch
Shelby Welch (of Spectrum Association Management), Managing Agent

State of Texas §

County of Bexar §

This instrument was acknowledged and signed before me on 11th
November, 2021 by Shelby Welch, representative of Spectrum Association

Management, the Managing Agent of Rob Roy on the Lake Owners Association, Inc., on behalf of said association.

Amanda Salazar
Notary Public, State of Texas

After Recording, Return To:
Spectrum Association Management
Attn: Transitions
17319 San Pedro Ave., Ste. #318
San Antonio, TX 78232

