



STATE OF TEXAS  
COUNTY OF WILLIAMSON

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE  
For  
NOVAK PRESERVE COMMUNITY ASSOCIATION, INC.

The undersigned Association gives notice in accordance with Texas Property Code §209.004.

1. Legal name of owners association: Novak Preserve Community Association, Inc.
2. Name of project or subdivision: Novak Preserve
3. Recording data for subdivision (Plat recording information for land subject to the deed restrictions): See Exhibit A.
4. Recording data for the declaration and any/all amendments: See Exhibit A.
5. Contact information for association's managing agent:

Name: Ascension Property Management LLC  
Mailing address: P.O. Box 306, Salado, TX 76571-0306  
Phone number: 512-255-1671  
Email address: admin@ascensionpm.com

6. Association website: [www.novakpreserve.com](http://www.novakpreserve.com)
7. Amount and description of all fees or charges by the association relating to a property transfer:


Resale certificate fees and resale certificate update fees will not exceed \$375 (resale certificate) and \$75 (update). Other fees associated with the transfer of a lot include a transfer fee equal to \$800.

**Please plan ahead when ordering a resale certificate or update**, by law the association has **10 business days** to provide the information once the request is received. The resale certificate is a detailed document containing significant amounts of information including lot-specific information, and takes time to compile. The association has no duty to offer "rush" service. Should the association elected offer "rush" or other expedited resale certificate processing, a fee for performing the service in an accelerated timeframe may be charged. This fee is not a fee associated with the transfer of property but is a fee for providing documentation on a timeline more accelerated than required by law. The fee will not exceed \$125.

*Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the property and common areas, prior to purchase. The purpose of this certificate is to provide information sufficient for a title company to correctly identify the community and to contact its governing association. This certificate does not purport to identify every publicly recorded document affecting the property, or to report every piece of information pertinent to the property. 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.*

This certificate is filed of record in the county where the above-described project is located. It will be valid until a management certificate is filed of record or until a termination of this management certificate is filed of record, whichever is sooner.

Novak Preserve Community Association, Inc.

By 

Printed name Paul Yehl

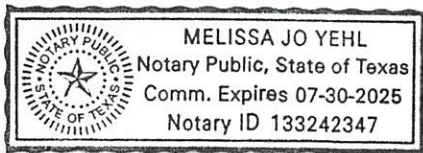
Title: Managing agent

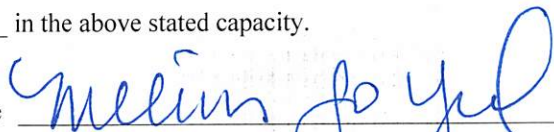
Date 12/23/24

STATE OF TEXAS

COUNTY OF Williamson

This instrument was acknowledged before me on December 23,  
2024, by Paul Yehl in the above stated capacity.



Notary signature 

Notary Public for the State of Texas

Printed name of notary Melissa Jo Yehl

My commission expires 07-30-2025

After recording, please return to:

Ascension Property Management, LLC  
P.O. Box 306  
Salado, TX 76571-0306

Exhibit A:

**NOVAK PRESERVE**

1. The following Declaration of Covenants, Conditions, and Restrictions recorded in, **Inst. 2017018497**, Official Public Records **Williamson County, Texas**.
2. Notice of Dedicatory Instruments recorded in, **Inst. 2016110688, 2017018755, 2018005281, 2018008151, 2021143200**, Official Public Records **Williamson County, Texas**.

① Ascension Property Mgmt LLC  
P.O. Box 306  
Salado, TX 76571

**FILED AND RECORDED**  
OFFICIAL PUBLIC RECORDS 2025016420

PMC Fee: \$33.00  
03/06/2025 08:41 AM

HKIRCHOFF



*Nancy E. Rister*  
Nancy E. Rister, County Clerk  
Williamson County, Texas