



MANAGEMENT CERTIFICATE
OF
BOLLINGER RESIDENTIAL COMMUNITY, INC.

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

1. The name of the subdivision: Bollinger.
2. The name of the Association: Bollinger Residential Community, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All that certain real property situated in Caldwell County, Texas, made subject to that certain Bollinger Master Covenant, recorded under Document No. 2024-007686, Official Public Records of Caldwell County, Texas, as the same may be amended from time to time (the "**Covenant**").
4. The recording data for the Covenant with any amendments and/or supplements to the Covenant: The recording data for the Covenant and any amendments and supplements thereto, are particularly described on Exhibit "A" attached hereto and incorporated herein by reference.
5. The name and mailing address of the Association: Bollinger Residential Community, Inc., c/o Aquity Management Group, LLC. Attn.: Lauren Clifton 1308 E. Common St. Ste. 205, New Braunfels, TX 78130.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name: Aquity Management Group, LLC.
Attn: Lauren Clifton
Mailing Address: 1308 E Common St. Ste. 205
New Braunfels, TX 78130
Telephone Number:: 830-719-4264
Email Address: info@aquitymg.com

7. Website to access the Association's dedicatory instruments:
www.aquitymanagementgroup.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 - \$500.00

Transfer Fee - \$.450.00

Resale Certificate Fee - \$350.00.

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

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

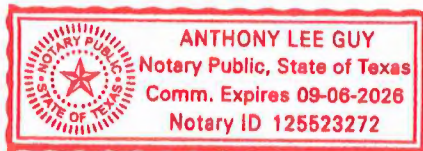
**BOLLINGER RESIDENTIAL
COMMUNITY, INC.,** a Texas non-profit corporation

By: [Signature]
Printed Name: TERESA PALMER
Title: DIRECTOR

STATE OF TEXAS §
COUNTY OF El Paso §

This instrument was acknowledged before me this 21st day of May, 2025 by TERESA PALMER DIRECTOR of Bollinger Residential Community, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

[SEAL]



[Signature]
Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
WINSTEAD PC
600 W. 5th St., Suite 900
Austin, Texas 78701
rburton@winstead.com

EXHIBIT "A"

RECORDING DATA FOR THE COVENANT AND RELATED DOCUMENTS

1. Bollinger Master Covenant, recorded as Document No. 2024-007686, Official Public Records of Caldwell County, Texas.
2. Bollinger Development Area Declaration [Residential], recorded as Document No. 2024-007687, Official Public Records of Caldwell County, Texas.
3. Bollinger Adoption of Working Capital Assessment, recorded as Document No. 2024-007688, Official Public Records of Caldwell County, Texas.
4. Bollinger Community Manual, recorded as Document No. 2025-004061, Official Public Records of Caldwell County, Texas.
5. Bollinger Notice of Applicability [Phase 1], recorded as Document No. 2024-007689, Official Public Records of Caldwell County, Texas.

EXHIBIT "A"

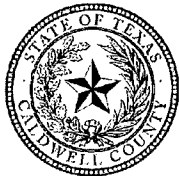
BOLLINGER RESIDENTIAL COMMUNITY, INC.
MANAGEMENT CERTIFICATE

FILED AND RECORDED

Instrument Number: 2025-004445 Management Certificate

Filing and Recording Date: 06/16/2025 07:42:07 AM Pages: 5 Recording Fee: \$37.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Caldwell County, Texas.



Teresa Rodriguez

Teresa Rodriguez, County Clerk
Caldwell County, Texas

ANY PROVISION CONTAINED IN ANY DOCUMENT WHICH RESTRICTS THE SALE, RENTAL, OR USE OF THE REAL PROPERTY DESCRIBED THEREIN BECAUSE OF RACE OR COLOR IS INVALID UNDER FEDERAL LAW AND IS UNENFORCEABLE.

DO NOT REMOVE. THIS PAGE IS PART OF THE OFFICIAL PUBLIC RECORD.



Caldwell County
Teresa Rodriguez, County Clerk
1703 S. Colorado St.
Box 1
Lockhart, TX 78644
512-398-1804

Receipt: 25-3747

Product	Name	Extended
MngmntCert	Management Certificate	\$37.00
	Pages	5
	Document #	2025-004445
	Document Info:	WINSTEAD PC
	No Heading	false
	Missing Address	false
Recording Fee - \$5 1st page, \$4 add pages		\$17.00
Records Management		\$10.00
Archival		\$10.00
Total		\$37.00
Tender (CHECK)		\$37.00
Name	WINSTEAD PC	
Check Number	000004330	
Name	WINSTEAD PC	

Thank You for Your Business