

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS



*Rebecca Guerrero*

Rebecca Guerrero, County Clerk  
Travis County, Texas

Mar 07, 2022 01:29 PM Fee: \$38.00

**2022041486**

\*Electronically Recorded\*

This page is  
intentionally added for  
electronic file stamp.

**PROPERTY OWNERS' ASSOCIATION  
MANAGEMENT CERTIFICATE  
for  
VISTANCIA OWNERS ASSOCIATION, INC.**

---

THE STATE OF TEXAS   §  
  §  
COUNTY OF TRAVIS    §

The undersigned, being the Managing Agent of Vistancia Owners Association, Inc., a non-profit corporation (the "Association") organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code, which supersedes any Management Certificate previously filed by the Association:

1. Name of Subdivision: The name of the subdivision is Vistancia.
2. Name of Association: The name of the Association is, Vistancia Owners Association, Inc.
3. Recording Data for the Subdivision:
  - a. Vistancia, Section One (1), a subdivision in Travis County, Texas according to the map or plat thereof recorded under File No. 201300219 of the Map Records of Travis County, Texas and all amendments to or replats of said maps or plats, if any.
  - b. Vistancia, Section Two (2), a subdivision in Travis County, Texas according to the map or plat thereof recorded under File No. 201300189 of the Map Records of Travis County, Texas and all amendments to or replats of said maps or plats, if any.
  - c. Vistancia, Section Three (3), subdivision in Travis County, Texas according to the map or plat thereof recorded under File No. 201300190 of the Map Records of Travis County, Texas and all amendments to or replats of said maps or plats, if any.
  - d. Vistancia, Section Four (4), a subdivision in Travis County, Texas according to the map or plat thereof recorded under File No. 201500243 of the Map Records of Travis County, Texas and all amendments to or replats of said maps or plats, if any.
4. Recording Data for the Declaration\*:
  - a. Documents:
    - (1) Declaration of Covenants, Conditions and Restrictions for Vistancia.
  - b. Recording Information:
    - (1) Travis County Clerk's File No. 2013161449.

5. Name and Mailing Address of the Association: The name and mailing address of the Association is Vistancia Owners Association, Inc. c/o RealManage, P.O. Box 803555, Dallas, Texas 75380-3555.

6. The Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is:

RealManage Closing Portal

P.O. Box 803555

Dallas, Texas 75380-3555.

866.473.2573

VISTANCIA@CiraMail.com

7. The Association's Dedicatory Instruments are available to Members online at:  
www.ciranet.com/residentportal.

8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

Description	Fee
Resale Certificate	\$ 375.00
Transfer Fee	\$ 325.00
Update Fee	\$ 75.00
Refinance Fee	\$ 250.00

Resale certificates are requested via the RealManage Closing Portal at www.realmanage.com/closingportal.

Executed on this 29<sup>th</sup> day of December, 2021.

**VISTANCIA OWNERS ASSOCIATION, INC.**

By: RealManage,  
Managing Agent

By: 

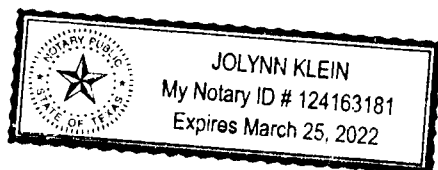
Printed: Julia Anthony

Its: \_\_\_\_\_

\*This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of information pertinent to the Subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the Subdivision and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.

THE STATE OF TEXAS                   §  
    §  
 COUNTY OF Williamson           §

BEFORE ME, the undersigned notary public, on this 29 day of Dec, 2021 personally appeared Julia Anthony, Community Manager of RealManage, Managing Agent for Vistancia Owners Association, Inc. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed.



Jolynn Klein  
 Notary Public in and for the State of Texas