

ELECTRONICALLY RECORDED

OFFICIAL PUBLIC RECORDS



Krista Bartsch

KRISTA BARTSCH, County Clerk

Bastrop Texas

October 17, 2024 09:07:36 AM

FEE: \$29.00

MANAGEMENT CERT

202416266

MANAGEMENT CERTIFICATE

In compliance with the provisions of Section 209.004 of the Texas Property Code, the undersigned entity gives notice that it is managing the herein described Association:

1. **Name of the Subdivision:** River's Bend at Pecan Park
2. **Name of the Association:** River's Bend at Pecan Park Community Association, Inc.
3. **Recording data for the Subdivision:**

Pecan Park Section 5A, according to the plat recorded in document 201516668, Pecan Park Section 4, according to the plat recorded in document 201610540, Pecan Park Section 5B, according to the plat recorded in document 201703215, Pecan Park Section 6A, according to the plat recorded in document 201710073, Pecan Park Section 3A, according to the plat recorded in document 201711924, Pecan Park Section 6B, according to the plat recorded in document 201806880, Pecan Park Section 3C, according to the plat recorded in document 201900597, Pecan Park Section 3B, according to the plat recorded in document 201901970, Pecan Park Section 3F, according to the plat recorded in document 201907688, Pecan Park Section 3D, according to the plat recorded in document 201913458, Pecan Park Section 3E, according to the plat recorded in document 201913459, Pecan Park Section 2, according to the plat recorded in document 202004437, Pecan Park Section 7, according to the plat recorded in document 202101133, Pecan Park Section 1B, according to the plat recorded in document 202116980, Official Public Records, Bastrop County, Texas.

4. **Recording data for the Declaration and Declaration amendments:**

Documents 201600032, 201600115, 201600125, 201611139, 201701099, 201600122, 201611174, 201703442, 201711176, 201808384, 201808383, Official Public Records of Bastrop County, Texas.

5. **Name and mailing address of the Association:** River's Bend at Pecan Park Community Association, Inc., c/o Goodwin & Company, PO Box 203310, Austin, TX 78720

6. **Name, mailing address, phone number & email for designated representative:**

Goodwin & Company
PO Box 203310, Austin, TX
855.289.6007
Info@goodwintx.com

7. **Website address where all dedicatory instruments can be found:**

<https://arbp.sites.townsq.io/> or www.goodwintx.com, use the "find my community" search bar to locate the community webpage

8. **Fees charged by Association related to a property transfer:**

Working Capital: \$100
Resale Certificate: \$375
Resale Certificate Update: \$75
Rush Fees to expedite Resale Certificate delivery in advance of 10 business day requirement:
- 1 business day: \$350 / 3 business days: \$250 / 5 business days: \$150 / 7 business days: \$100
Compliance Inspection Fee (optional): \$150
Transfer Fee: \$340
Deactivation Fee: \$20

This management certificate is filed of record in Bastrop County, Texas by the entity managing the Association. It shall be valid until a later Management Certificate is filed of record by the Association or a successor manager, or until a termination of this Management Certificate is filed of record, whichever is sooner.

Hai Maglich

By: Kaci Maglich, Managing Agent for River's Bend at Pecan Park Community Association, Inc., Duly Authorized Agent
Signed: October 14, 2024

AFTER RECORDING RETURN TO:

**Goodwin & Company
PO Box 203310
Austin, TX 78720-3310**

STATE OF TEXAS

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COUNTY OF BASTROP

This instrument was signed before me on 10/14/24, and it was acknowledged that this instrument was signed by Kaci Maglich for the purposes and intent herein expressed.

By: 
Notary Public, State of Texas

