

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

Feb 28, 2023 05:04 PM Fee: \$38.00

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Electronically Recorded

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**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE**
for
CROSSING AT ONION CREEK HOMEOWNERS ASSOCIATION, INC.

THE STATE OF TEXAS §
 §
COUNTY OF TRAVIS §

The undersigned, being the Managing Agent of Crossing at Onion Creek Homeowners Association, Inc., a non-profit corporation ("**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 Crossing at Onion Creek.
2. Name of Association: The name of the Association is Crossing at Onion Creek Homeowners Association, Inc.
3. Recording Data for the Subdivision:
 - a. Crossing at Onion Creek Sections One and Two, a subdivision in Travis County, Texas according to the maps or plats thereof recorded under Clerk's File No. 2003093741 of the Plat Records of Travis County, Texas and all amendments to or replats of said maps or plats, if any.
 - b. Crossing at Onion Creek, Sections Three and Four, a subdivision in Travis County, Texas according to the maps or plats thereof recorded under Clerk's File No. 200400023, of the Plat 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) Crossing at Onion Creek Declaration of Covenants, Conditions and Restrictions.
 - (2) Supplemental Declaration and Annexation of Crossing at Onion Creek, Sections 3 and 4 into Declaration of Covenants, Conditions and Restrictions, as Amended.
 - (3) First Amendment to Crossing at Onion Creek Declaration of Covenants, Conditions and Restrictions.
 - (4) Second Amendment to Crossing at Onion Creek Declaration of Covenants, Conditions and Restrictions.
 - (5) Third Amendment to Crossing at Onion Creek Declaration of Covenants, Conditions and Restrictions.

- (6) Fourth Amendment to Crossing at Onion Creek Declaration of Covenants, Conditions and Restrictions.

b. Recording Information:

- (1) Travis County Clerk's File No. 2003093737.
- (2) Travis County Clerk's File No. 2004196760.
- (3) Travis County Clerk's File No. 2004014113.
- (4) Travis County Clerk's File No. 2005016370.
- (5) Travis County Clerk's File No. 2005231737.
- (6) Travis County Clerk's File No. 2006035155.

5. Name and Mailing Address of the Association: The name and mailing address of the Association is Crossing at Onion Creek Homeowners Association, Inc. c/o Octus, Inc. dba Pioneer/Beck Community Association Management.

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

Octus, Inc. dba Pioneer/Beck Community Association Management
 611 S. Congress Avenue, Suite 510
 Austin, 78704
 512.447.4496
 association@pioneerbeck.com

7. The Association's Dedicatory Instruments are available to Members online at:
<https://crossingatonion.nabrnetwork.com>

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 Fee	\$ 375.00
Resale Certificate Update Fee	\$ 75.00
Capitalization Fee	\$ 300.00
Transfer Fee	\$ 200.00
Private Transfer Fee	\$ 220.00
Refinance Fee	\$ 125.00
Rush Fee	\$ 125.00

Executed on this 5th day of August, 2022.

CROSSING AT UNION CREEK HOMEOWNERS
ASSOCIATION, INC.

By: Octus, Inc. dba Pioneer/Beck Community
Association Management,
Managing Agent

By: [Signature]

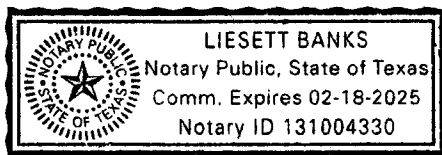
Printed: Paul Meister

Its: Manager, Paul

*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 TRAVIS §

BEFORE ME, the undersigned notary public, on this 5th day of August, 2022 personally appeared Paul Meister, of Octus, Inc. dba Pioneer/Beck Community Association Management, Managing Agent for Crossing at Union Creek Homeowners 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.



[Signature]
Notary Public in and for the State of Texas