

371728

**Management Certificate**  
**(Texas Property Code Section 209.004)**

Name of Subdivision: Hidden Creek Ranch Subdivision

Subdivision Recording Data: The Plat of the Subdivision, Hidden Creek Ranch, Phase 1, is recorded as Instrument Number 370058 in the Plat Records of Coryell County, Texas

Declaration Recording Data: The Declaration of the Subdivision is recorded as Document Number 370418 in the Official Public Records of Coryell County, Texas

Name of Association: HCR Association

Mailing Address of Association: 10670 N. Central Expressway, Suite 210, Dallas, Texas 75231.

Name of Person Managing Association or Association's Designated Representative: Brad Church

Contact Information of Person Managing Association or Association's Designated Representative: Phone number: (855) 209-5166  
Email: [propertymanagement@empiresouthrealty.com](mailto:propertymanagement@empiresouthrealty.com)  
Mailing address: PO Box 17245  
Fernandina Beach, FL 32035

Address of Internet Website on which Association's dedicatory instruments are available: [www.empiresouthrealty.com](http://www.empiresouthrealty.com)

The Association charges the following fees relating to property transfer in the subdivision: \$375.00 Certified Statement of Account (Transfer Fee)  
\$375.00 Resale Certificate  
\$100.00 fee for any rush processing within 72-96 hours and/or a \$200 fee for any rush processing within 48 hours or after closing

Note: Fees are subject to change.

*[signature page follows]*

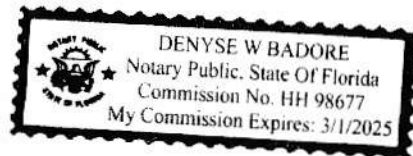
Brad Church  
Brad Church, Designated Representative

STATE OF ~~TEXAS~~ <sup>Florida</sup> §  
COUNTY OF Nassau §

BEFORE ME, the undersigned authority, on this day personally appeared Brad Church, Designated Representative of HCR Association, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that they executed the same for the purposes therein expressed, and in the capacities stated.

SUBSCRIBED AND SWORN TO BEFORE ME, this 6 day of February, 2024.

Denyse W Badore  
Notary Public in and for the State of Texas  
Florida



STATE OF TEXAS  
COUNTY OF CORYELL

The above and foregoing is a true and correct copy as  
the same appears on file and recorded in the appropriate  
records of Coryell County, Texas. Thereby certify, on

AT 4:30 FILED  
O'CLOCK 6 M

MAR 11 2024

MAR 11 2024

Jennifer T Newton  
County Clerk  
Coryell County, Texas



Jennifer T Newton  
COUNTY CLERK, CORYELL CO., TEXAS

371728