

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

Apr 02, 2024 03:12 PM Fee: \$33.00

2024035219

Electronically Recorded

**MANAGEMENT CERTIFICATE
OF
FIFTY ONE EAST CONDOMINIUM COMMUNITY, INC.**

The undersigned, being an officer of Fifty One East Condominium Community, Inc., and in accordance with Section 82.116 of the Texas Uniform Condominium Act, does hereby certify as follows:

1. The name of the condominium project: Fifty One East Condominiums (the "Condominium").
2. The name of the association: Fifty One East Condominium Community, Inc., a Texas non-profit corporation (the "Association").
3. The location of the condominium: 28.600 acres in the J.C. Tannehill Survey No. 29, Abstract No. 22, a subdivision in Travis County, Texas, according to the map or plat thereof recorded as Document No. 2016177289, in the Official Public Records of Travis County, Texas, as more particularly described on Exhibit "A" to the Declaration of Condominium Regime for Fifty One East Condominiums, recorded as Document No. 2017163081 of the Official Public Records of Travis County, Texas.
4. The recording data for the declaration: The Association is a Texas non-profit corporation established to administer common elements and the affairs of the Condominium established pursuant to Chapter 82 of the Texas Uniform Condominium Act and the terms and provisions of that certain Declaration of Condominium Regime for Fifty One East Condominiums, recorded as Document No. 2017163081, Official Public Records of Travis County, Texas.
5. The name and mailing address of the person managing the association:

Name:	PMP Management
	Attn: Melissa Carman
Mailing Address:	551 SIH 35 Suite 150
	Round Rock, Texas 78664
Telephone Number:	(512)-381-2919
Email Address:	mcarman@pmpmanage.com

6. Website to access the Association's dedicatory instruments: 51eastatx.com

7. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Assessment -	\$180.00
Transfer Fee -	\$175.00
Resale Certificate Fee -	\$375.00
Inspection Fee -	\$150.00

This Certificate is effective as of the date it is recorded in the Official Public Records of Travis County, Texas.

FIFTY ONE EAST CONDOMINIUM COMMUNITY, INC.,
a Texas non-profit corporation

By: Tracie Manriquez
Printed Name: Tracie Manriquez
Title: VP of Community Management

STATE OF TEXAS

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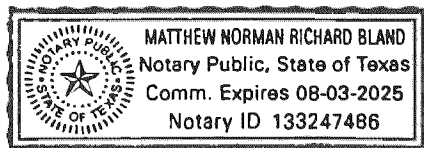
COUNTY OF Williamson

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This instrument was acknowledged before me on the 28th day of March, 2024, by Tracie Manriquez the Community Manager Fifty One East Condominium Community, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

(SEAL)



Matthew Norman Richard Bland
Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
Winstead PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
Email: rburton@winstead.com

ATTACHMENT 1
**RECORDING INFORMATION FOR THE
DECLARATION AND RELATED DOCUMENTS**

1. Declaration of Condominium Regime for Fifty One East Condominiums, recorded as Document No. 2017163081 in the Official Public Records of Travis County, Texas.
2. Fifty One East Condominiums Community Manual, recorded as Document No. 2017163102 in the Official Public Records of Travis County, Texas.
3. First Amendment to Declaration of Condominium Regime for Fifty One East Condominiums, recorded as Document No. 2017176020 in the Official Public Records of Travis County, Texas.
4. Second Amendment to Declaration of Condominium Regime for Fifty One East Condominiums, recorded as Document No. 2018160390 in the Official Public Records of Travis County, Texas.
5. Third Amendment to Declaration of Condominium Regime for Fifty One East Condominiums, recorded as Document No. 2019033776 in the Official Public Records of Travis County, Texas.
6. Fourth Amendment to Declaration of Condominium Regime for Fifty One East Condominiums, recorded as Document No. 2020229264 in the Official Public Records of Travis County, Texas.