

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

Feb 24, 2023 12:40 PM Fee: \$34.00

2023018796

Electronically Recorded

This page is
intentionally added for
electronic file stamp.

Ledgestone Terrace Property Owners Association Inc MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **Ledgestone Terrace Property Owners Association Inc** (the "Association") in compliance with the terms of Chapter 209 of the Texas Property Code and supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

Name of the Subdivision: Cedar Ridge Estates

Name of the Association: Ledgestone Terrace Property Owners Association Inc

Recording Data for Association:

The Subdivision is recorded according to the Map and Plat Records in Travis County, Texas, as follows;

- (a) File No. 200100335

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Real Property Records of Travis County, Texas, as follows:

- (a) Certificate of Formation of Ledgestone Terrace Property Owners Association, Inc. Doc 2009005062.
- (b) Bylaws of Ledgestone Terrace Property Owners Association, Inc. Doc 2009005063. 1/14/2009.
- (c) Declaration of Easements and Restrictive Covenants Regarding the Maintenance of Detention Ponds for Cedar Ridge Estates. Doc 2002011130. 1/17/2002.
- (d) Declaration of Covenants, Conditions and Restrictions for Cedar Ridge Estates Subdivision. Doc 2007172415.
- (e) First Amendment to Declaration of Covenants, Conditions and Restrictions for Cedar Ridge Estates Subdivision. Doc 2010025627. 2/24/2010.
- (f) Third Amendment to Declaration of Covenants, Conditions and Restrictions for Cedar Ridge Estates Subdivision. Doc 2014005057. 1/10/2014.

Name and Mailing Address of the Association

Ledgestone Terrace Property Owners Association Inc
c/o Alliance Association Management
4009 Bannister Lane #300
Austin, Texas 78704

Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or its Designated Representative

Alliance Association Management
4009 Bannister Lane #300
Austin, Texas 78704
512-328-6100
AHCinfo@associa.us

Website Address of the Association

www.townsq.io/login

Property Transfer Fee(s) Charged by the Association:

New account setup fee establishing new owner's account in the association's records: \$75
Resale Certificate: \$375
Resale Certificate Update: \$75
Legacy Account Closure Fee: \$220
Refinance Statement of Account: \$75
Expedite Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expedite
\$125 for 3 day expedite



Executed on this 20 day of December, 2022

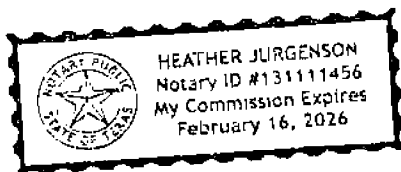
Ledgestone Terrace Property Owners Association Inc, acting
by and through its managing agent, Alliance Association
Management

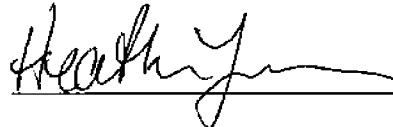


Alex Rix – Branch President

STATE OF TEXAS §
 § COUNTY OF
Travis §

This instrument was acknowledged before me on 20th, December 2022 by Alex Rix – Branch President with Alliance Association Management, the managing agent for Ledgestone Terrace Property Owners Association Inc, a Texas nonprofit corporation, on behalf of such corporation.





Notary Name
Notary Public, State of Texas

When recorded return to:
Alliance Association Management
4009 Bannister Lane #300
Austin, Texas 78704