



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:** Fisherman's Bay

2. **Name of the Association:** Fisherman's Bay Property Owners' Association, Inc.

3. **Recording data for the Subdivision:**

Fisherman's Bay, according to the plat recorded in Volume 11, Pages 26-28, Clerk's Instrument no. 2023-00006348, Official Public Records of Wood County, Texas.

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

Documents recorded in Document no. 2023-00007195, Official Public Records of Woods County, Texas.

5. **Name and mailing address of the Association:** Fisherman's Bay Property Owners' 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://dfmbp.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:**

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: \$275

This management certificate is filed of record in Woods 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.



By: Kaci Maglich, Managing Agent for Fisherman's Bay Property Owners' Association, Inc., Duly Authorized Agent
 Signed: February 12, 2024

AFTER RECORDING RETURN TO:

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

STATE OF TEXAS

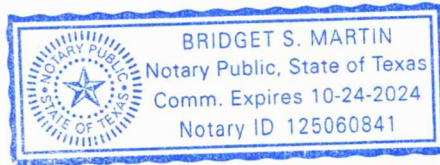
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COUNTY OF WOODS

This instrument was signed before me on February 12, 2024, and it was acknowledged that this instrument was signed by Kaci Maglich for the purposes and intent herein expressed.

Bridget Martin
Notary Public in and for the State of Texas
Notary Printed Name: Bridget Martin

My Commission Expires: 10/24/2024



THE STATE OF TEXAS
COUNTY OF WOOD

I hereby certify that this instrument was FILED on the date and the time stamped hereon by me and was duly RECORDED in the OPR Records of Wood County, Texas.

2024-00001611 ataylor
02/29/2024 11:14 AM



Kelley Price

Kelley Price, County Clerk
Wood County, Texas