

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:** The Preserve at Walnut Springs
2. **Name of the Association:** The Preserve at Walnut Springs Homeowners Association, Inc.
3. **Recording data for the Subdivision:**

The Preserve at Walnut Springs, according to the plat recorded in Volume 2, Pages 23-33, Official Public Records of Blanco County, Texas.

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

Documents recorded in Volume 0363, Pages 053-120, Official Public Records of Blanco County, Texas.

5. **Name and mailing address of the Association:** The Preserve at Walnut Springs Homeowners 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

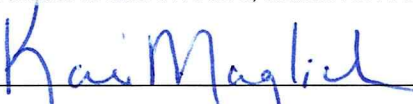
7. **Website address where all dedicatory instruments can be found:**

<https://apaws.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 Fee: \$340

This management certificate is filed of record in Blanco 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 The Preserve at Walnut Springs
Homeowners Association, Inc., Duly Authorized Agent
Signed: November 15, 2024

AFTER RECORDING RETURN TO:

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

STATE OF TEXAS

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COUNTY OF BLANCO

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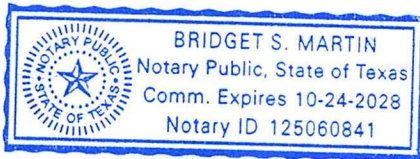
This instrument was signed before me on November 16, 2024, and it was acknowledged that this instrument was signed by Kaci Maglich for the purposes and intent herein expressed.

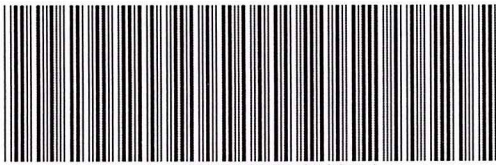
Bridget Martin

Notary Public in and for the State of Texas

Notary Printed Name: Bridget Martin

My Commission Expires: 10/24/2028





VG-79-2024-243875

Blanco County
Laura Walla
Blanco County Clerk

Instrument Number: 243875

Real Property Recordings

Recorded On: December 18, 2024 11:32 AM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$24.00

***** THIS PAGE IS PART OF THE INSTRUMENT *****

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 243875
Receipt Number: 20241218000006
Recorded Date/Time: December 18, 2024 11:32 AM
User: Sheila M
Station: cclerk02

Record and Return To:

GOODWIN & COMPANY

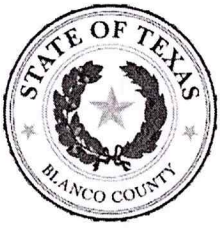


STATE OF TEXAS

Blanco County

**I hereby certify that this Instrument was filed in the File Number sequence on the date/time
printed hereon, and was duly recorded in the Official Records of Blanco County, Texas**

Laura Walla
Blanco County Clerk
Blanco County, TX



Blanco County Clerk

Laura Walla
101 E. Cypress
Johnson City, TX 78636

Main: (830) 868-7357 **Fax:** (830) 868-4158

Receipt: 20241218000006

Date: 12/18/2024

Time: 11:32AM

By: Sheila M

Station: cclerk02

Status: ORIGINAL COPY

<u>Seq</u>	<u>Item</u>	<u>Number</u>	<u>Number Of</u>	<u>Amount</u>	<u>Serial Number</u>	<u>GF Number</u>
1	Real Property Recordings	243875	3	\$24.00		

Order Total (1) \$24.00

<u>Seq</u>	<u>Payment Method</u>	<u>Transaction Id</u>	<u>Comment</u>	<u>Total</u>
1	Check	6187		\$24.00
Total Payments (1)				\$24.00
Change Due				\$0.00

GOODWIN & COMPANY

For more information about the County Clerk's office and to search property records online, please visit <http://www.co.blanco.tx.us/>