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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:** Coyote Ridge Homeowners Association, Inc.

2. **Name of the Association:** Coyote Ridge Homeowners Association, Inc.

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

Coyote Ride, according to the plat recorded in Volume 2035, Page 634 and Volume 2038, Page 1358, Official Public Records of Ellis County, Texas.

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

Documents recorded in Volume 02199, starting Page 1046, Volume 02254, starting page 0855, Volume 02686, starting page 2168, Instrument nos. 0605946, 0629271, 1306467, Official Public Records of Ellis County, Texas.

5. **Name and mailing address of the Association:** Coyote Ridge 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:**

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 Ellis 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 Coyote Ridge Homeowners Association, Inc., Duty Authorized Agent
Signed: February 6, 2023

AFTER RECORDING RETURN TO:

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

FILED FOR RECORD - ELLIS COUNTY, TEXAS
INST NO. 2337082 FILING DATE/TIME: Dec 18, 2023 at 01:28:00 PM

STATE OF TEXAS

COUNTY OF ELLIS

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This instrument was signed before me on February 16, 2023, 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: October 24, 2024

