

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:** Hideout Resort
2. **Name of the Association:** Hideout Resort Owners' Association, Inc.
3. **Recording data for the Subdivision:**

Crown Point Subdivision, according to the plat recorded in Vol. 4, Page 133, Feather Bay, Phase 1, according to the plat recoded in Volume 4, Plat 364, Pages 119-126, Feather Bay, Phase 2, according to the plat recoded in Volume 5, Pages 47-52, King's Point Cove, Unit 1, Corrected Plat, according to the plat recorded in Volume 5, Pages 127-146, King's Point Cove, Unit 2, Corrected Plat, according to the plat recorded in Volume 5, Pages 179-194, King's Point Cove, Unit 3, according to the plat recorded in Volume 5, Pages 213-228, of the Map and Plat Records of Brown County, Texas.

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

Documents recorded in Document nos. 2011-3841, 2013-5746, 2015-742, 2008-4356, 2008-4353, Official Public Records of Brown County, Texas.

5. **Name and mailing address of the Association:** Hideout Resort 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

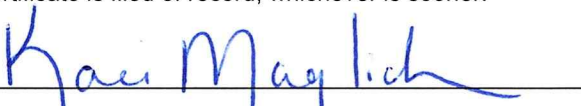
7. **Website address where all dedicatory instruments can be found:**

<https://dhroa.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:**

Initial Assessment – First Generation Sales Only - \$5,400
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 Brown 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 Hideout Resort Owners' Association, Inc.,
Duly Authorized Agent
Signed: October 15, 2024

AFTER RECORDING RETURN TO:

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

STATE OF TEXAS

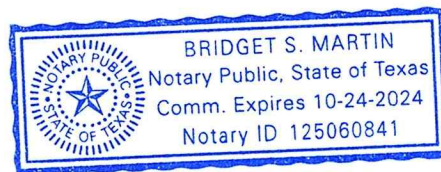
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COUNTY OF BROWN

This instrument was signed before me on October 15, 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



SHARON FERGUSON

COUNTY CLERK



200 SOUTH BROADWAY, SUITE 101
BROWNWOOD TX 76801

PHONE (325) 643-2594

DO NOT DESTROY

WARNING-THIS IS PART OF THE OFFICIAL RECORD

INSTRUMENT NO. 2406470

FILED FOR REGISTRATION NOVEMBER 18, 2024 02:32PM 2PGS \$29.00

SUBMITTER: GOODWIN & COMPANY E

RETURN TO:

GOODWIN & COMPANY E
PO BOX 203310
AUSTIN TX 78720-3310

I hereby certify that this instrument was FILED in
file number Sequence on the date and at the time
stamped hereon by me, and was duly RECORDED in the
Official Public Records of Brown County, Texas.

By: Sharon Ferguson

ANY PROVISION WHICH RESTRICTS THE SALE, RENTAL OR USE OF THE DESCRIBED REAL PROPERTY
BECAUSE OF COLOR OR RACE IS INVALID AND UNENFORCEABLE UNDER FEDERAL LAW