

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

Jan 17, 2024 02:39 PM Fee: \$37.00

2024005299

Electronically Recorded

MANAGEMENT CERTIFICATE
OF
MADRONE CANYON RESIDENTIAL COMMUNITY, INC.

The undersigned, being an officer of Madrone Canyon Residential Community, Inc. (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Madrone Canyon.
2. The name of the Association: Madrone Canyon Residential Community, Inc., a Texas non-profit corporation.
3. The recording data for the subdivision: Madrone Canyon, a subdivision in Travis County, Texas, according to the plat recorded under Document No. 202100080, Official Public Records of Travis County, Texas.
4. The recording data for the declaration with any amendments and/or supplements to the declaration: See Exhibit "A"
5. The name and mailing address of the Association: Madrone Canyon Residential Community, Inc., c/o FirstService Residential, 5316 West US-290 Service Road, Ste. 100, Austin, Texas 78735.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name: FirstService Residential
Attn: Anne-Marie Cox
Mailing Address: 5316 West US-290 Service Road, Austin, Texas 78735
Telephone Number: (512) 620-7097
Email Address: Anne-Marie.Cox@fsresidential.com

7. Website to access the Association's dedicatory instruments:
<https://madronecanyon.connectresident.com/>
8. Amount and description of fees related to property transfer in the subdivision:
The Association fees are in the following amounts:

Working Capital Assessment - \$500.00.

Transfer Fee - \$350.00.

Resale Certificate - \$375.00.

Rush Fees: (3-5 days - \$75; 1-2 days - \$125).

For fees related to expedited delivery, updates, or questionnaire responses, please contact the management company for additional information.

[SIGNATURE PAGE FOLLOWS]

ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Management Certificate for the association identified below.

**MADRONE CANYON RESIDENTIAL
COMMUNITY, INC.**, a Texas non-profit
corporation

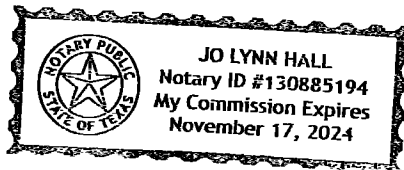
By: [Signature]
Name: John Rapp
Title: President

STATE OF TEXAS §

COUNTY OF Travis §

This instrument was acknowledged before me this 17 day of January, 2024
by Kristie Rose-Zapp, Manager of Madrone Canyon Residential Community, Inc.,
a Texas non-profit corporation, on behalf of said non-profit corporation.

[SEAL]



[Signature]
Notary Public Signature

AFTER RECORDING RETURN TO:
WINSTEAD PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
avaldez@winstead.com

MADRONE CANYON RESIDENTIAL COMMUNITY, INC.
MANAGEMENT CERTIFICATE

EXHIBIT "A"

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Madrone Canyon – Declaration of Covenants, Conditions, and Restrictions, recorded as Document No. 2021078802, Official Public Records of Travis County, Texas.
2. Madrone Canyon – Community Manual, recorded as Document No. 2021078804, Official Public Records of Travis County, Texas.
3. Madrone Canyon – Design Guidelines, recorded as Document No. 2021078805, Official Public Records of Travis County, Texas.
4. Madrone Canyon – Working Capital Assessment, recorded as Document No. 2021078803, Official Public Records of Travis County, Texas.
5. Madrone Canyon – Supplemental Policies, recorded as Document No. 2023116627, Official Public Records of Travis County, Texas.