



Dana DeBeauvoir

Dana DeBeauvoir, County Clerk
Travis County, Texas

Nov 16, 2021 03:47 PM Fee: \$34.00

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Electronically Recorded

STATE OF TEXAS

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COUNTY OF TRAVIS

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
FOR PANTHER HOLLOW CREEK HOME OWNERS ASSOCIATION, INC.**

The undersigned Association gives notice in accordance with Texas Property Code §209.004.

1. Legal name of owners association: PANTHER HOLLOW CREEK HOME OWNERS ASSOCIATION, INC.
2. Name of project or subdivision: Panther Hollow Creek Phases I and II
3. Recording data for subdivision (Plat recording information for land subject to the deed restrictions): SEE EXHIBIT A.
4. Recording data for the declaration and any/all amendments: SEE EXHIBIT A.
5. Contact information for association's managing agent:

Name: Certified Management of Austin
Mailing address: 101 River Hills Dr., Georgetown, Texas 78628
Phone number: 512-339-6962
Email address: frontdesk@cmaaaustin.com

6. Association website (if Association contains 60 or more lots or is professionally managed):
<https://www.riverplacehoa.org/community/Panther-Hollow/>

7. Amount and description of all fees or charges by the association relating to a property transfer:

Resale Certificate: \$375 (please note that if the property is in an HOA with a "master" and "sub" association a resale certificate is needed for both associations)
Resale certificate update: \$75 (due in advance) Cancellation: \$50 (withheld if refund approved)
Refinancing statement: \$100 Condo Certificate service fees: \$29-\$40
Conveyance Fee: \$150 Questionnaire: \$100
Conveyance fee if no resale certificate ordered: \$375
Statement of account for approved developers/builder: \$200

Please plan ahead when ordering a resale certificate or update, by law the association has **10 business days** to provide the information once the request is received. The resale certificate is a detailed document containing significant amounts of information including lot-specific information and it takes time to compile. The association has no duty to offer "rush" service. Should the association elected offer "rush" or other expedited resale certificate processing, a fee for performing the service in an accelerated timeframe may be charged. The fee is \$150 if the service is offered.

Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the property and common areas, prior to purchase. The purpose of this certificate is to provide information sufficient for a title company to correctly identify the community and to contact its governing association. This certificate does not purport to identify every publicly recorded document affecting the property, or to report every piece of information pertinent to the property. No person should rely on this certificate for anything other than instructions for contacting the association in connection with the transfer of title to a home in the subdivision. The registered agent for the association is on file with the Texas Secretary of State.

On behalf of the Association:

By

Printed name

Lutana Fonteno

Title:

Managing agent

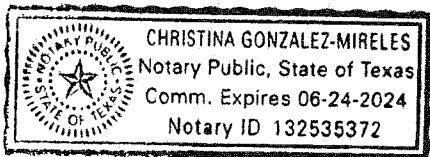
Date

8/30/2021

STATE OF TEXAS

COUNTY OF Travis

This instrument was acknowledged before me on August 30th,
20 21 by Lutana Fonteno in the above stated capacity.



Notary signature

Christina Gonzalez-Mireles

Notary Public for the State of

Texas

Printed name of notary

Christina Gonzalez-Mireles

My commission expires

6-24-2024

EXHIBIT A

1. The following Declaration of Covenants, Conditions, and Restrictions recorded in the following document numbers and/or Volumes/Pages in the Real Property Records of Travis County, Texas:

Vol. 8791, Vol. 769; Vol. 9429, 296; Vol. 11479, Pg. 386; Vol. 12096, Pg. 3092; Vol. 13251, Pg. 33; and Vol. 13282, Pg. 264.

The following Declaration of Covenants, Conditions, and Restrictions recorded in the following document numbers and/or Volumes/Pages in the Official Public Records of Travis County, Texas.

Nos. 2000188689; 2001026354; 2004027470; and 2006016201.

2. Notice of Dedicatory Instruments recorded the following document numbers: in the Official Public Records of Travis County, Texas.

Doc. Nos. 1999161463; 2001177832; 200600029; 200600030; 200400080; 200400081; 2004040170; 2004040179; 2005207122; 2006016195; 2006016196; 2006016198; 2008173558; 2010069355; 2011187676; 2011187677; 2013202096; 2015086587; 2017026988; and 2019144156.

Notice of Dedicatory Instruments recorded the following document numbers: in the Plat Records of Travis County, Texas:

Inst. Nos. #430590, Vol. 95, Pg. 122; and #417332, Vol. 6. Pg. 175.

3. The following amendment(s), if any, to the Declaration of Covenants, Conditions, and Restrictions recorded in the following document numbers: in the Official Public Records of Travis County, Texas:

1999034561; 1999144767; 2011054262; 2011054263; 2002188712; and 2012015834.

The following amendment(s), if any, to the Declaration of Covenants, Conditions, and Restrictions recorded in the following locations in the Real Property Records of Travis County, Texas:

Vol. 12178, Pg. 2661; Vol. 12381, Pg. 1015; Vol. 12447, Pg. 503; Vol. 12551, Pg. 466; Vol. 12578, Pg. 112; Vol. 12874, Pg. 1346; Vol. 13067, Pg. 318; Vol. 13254, Pg. 1351; and Vol. 13316, Pg. 674.