

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dana DeBeauvoir

Dana DeBeauvoir, County Clerk
Travis County, Texas

Sep 08, 2021 03:24 PM Fee: \$42.00

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Electronically Recorded

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intentionally added for
electronic file stamp.

**Barton Creek South Property Owners Association, Inc.
Amended and Restated Management Certificate**

This Amended and Restated Management Certificate is recorded pursuant to Chapter 2090 of the Texas Property Code, and is as follows:

WHEREAS a Management Certificate for Barton Creek South Property Owners Association was filed on October 8, 2013, and recorded as Document No. 2013184574, Official Public Records, Travis County, Texas and an Amended and Restated Barton Creek South Property Owners Association, Inc. Management Certificate was filed on August 13, 2014, and recorded as Document No. 2014120858, Official Public Records, Travis County, Texas.

WHEREAS the Association now wishes to amend and restate the Barton Creek South Property Owners Association, Inc. Amended and Restated Management Certificate; and

NOW, THEREFORE, the Association hereby amends and restates the Barton Creek South Property Owners Association, Inc. Amended and Restated Management Certificate in its entirety and replaces that document with this document.

The name of the subdivision is: Barton Creek South Property Owners Association;

The recording data for the subdivision is:

The general geographic area is referred to as Barton Creek South. There are three subdivisions within Barton Creek South. The recording data for each of the three subdivisions are as follows:

Barton Creek Section M (Mirador), a subdivision in Travis County, Texas according to a map or plat thereof recorded under Document No. 200000301 of the Official Public Records of Travis County, Texas.

Barton Creek Section J, Phase 2 (Escala), a subdivision in Travis County, Texas according to a map or plat thereof recorded in Document No. 199900174, Official Public Records, Travis County, Texas.

Barton Creek Section J, Phase 1 (Lost Creek Boulevard), a subdivision in Travis County, Texas according to the map or plat thereof, recorded in Volume 99, Pages 151-153, Real Property Records of Travis County, Texas.

The recording data for the Declaration and all subsequent amendments is:

Master Declaration of Covenants, Conditions and Restrictions [Barton Creek South], dated March 31, 1998, recorded in Volume 13154, Page 94, Real Property Records of Travis County, Texas and as amended includes the following amendments:

First Amendment to Master Declaration of covenants, Conditions and Restrictions [Barton Creek South], dated March 17, 1999, recorded under Document No. 1999000204, Real Property Records of Travis County, Texas; and

Second Amendment to Master Declaration of Covenants, Conditions and Restrictions [Barton Creek South], dated March 24, 2000, recorded under Document No. 2000043878, Official Public Records of Travis County, Texas; and

Third Amendment to Master Declaration of Covenants, Conditions and Restrictions [Barton Creek South], dated May 21, 2001, recorded under Document NO. 2001081869, Official Public Records of Travis County, Texas; and

Fourth Amendment to Master Declaration of Covenants, Conditions and Restrictions [Barton Creek South], dated April 11, 2007, recorded under Document No. 2007065822, Official Public Records of Travis County, Texas; and

Fifth Amendment to Master Declaration of Covenants, Conditions and Restrictions [Barton Creek South], dated May 9, 2007, recorded under Document No. 2007085996, Official Public Records of Travis County, Texas; and

Partial Assignment of Declarant's Rights and Amendment to Master Declaration of Covenants, Conditions and Restrictions [Barton Creek South], dated February 19, 2009, recorded under Document No. 2009027279, Official Public Records of Travis County, Texas; and

Partial Waiver of Right of First Refusal and Option to Purchase, dated February 19, 2009, recorded under Document No. 2009027428, Official Public Records of Travis County, Texas; and

Assignment of Rights under Restrictive Covenant [Association Assessments – Barton Creek Country Club Third Course], dated February 20, 2009, recorded under Document No. 200902780.

The following are additional documents that have been filed and recorded with Travis County, Texas for the Association:

Adoption of Amended Review Fees, dated April 23, 2014, recorded under Document No. 2014057446, Official Public Records of Travis County, Texas; and

Amendment to Design Guidelines, Section J, Phase I, Section J, Phase II, Section M, dated April 23, 2014, recorded under Document No. 2014057445, Official Public Records of Travis County, Texas; and

Transfer of Rights of SP Architectural Control Committee, dated April 30, 2014, recorded under Document No. 2014066734, Official Public Records of Travis County, Texas.

The following documents have been recorded to annex or add land to the Declaration:

None other than the amendments to the Declaration listed above.

The amount and description of any fees the Association charges for the transfer of property in the subdivision is:

The Management Company for the Association charges \$310.00 per standard document for the transfer of property in the subdivision.

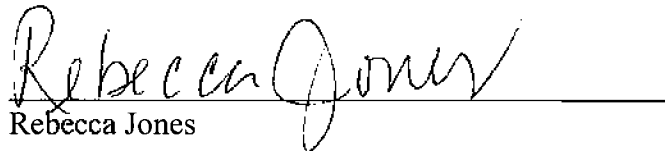
The mailing address of the Association and the name, mailing address, email address, and phone number of the person/entity managing the Association is:

Barton Creek South Property Owners Association, Inc.
c/o RealManage
P.O. Box 803555
Dallas, Texas 75380

Rebecca Jones
866-473-2573
BCKSOUTH@CIRAMAIL.COM
WWW.REALMANAGE.COM

Other information the Association considers appropriate is:

Information may be obtained by calling the Association's management company RealManage at the number listed above.

A handwritten signature in black ink, reading "Rebecca Jones", is written over a horizontal line.

Rebecca Jones
Managing Agent
Barton Creek South Property Owners Association, Inc.
RealManage

ACKNOWLEDGMENT

STATE OF TEXAS

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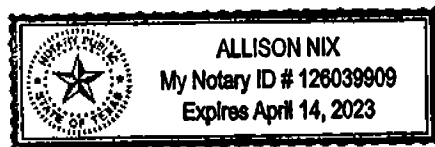
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COUNTY OF TRAVIS

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This instrument was acknowledged before me on September 8, 2021
by Rebecca Jones, Managing Agent of Barton Creek South Property Owners Association, a
Texas nonprofit corporation, on behalf of said corporation.

[SEAL]



Allison Nix
Notary Public, State of Texas

Allison Nix
Printed or Typed Name

My Commission Expires: 4.14.23

AFTER RECORDING, RETURN TO:

Willatt & Flickinger, PLLC
12912 Hill Country Blvd., Ste. F-232
Austin, Texas 78738