



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

Oct 27, 2025 02:57 PM Fee: \$33.00

2025119303

Electronically Recorded

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:** Colorado Crossing
2. **Name of the Association:** Colorado Crossing Residential Community, Inc.
3. **Recording data for the Subdivision:**

That certain real property in Travis County, Texas, made subject to that certain Master Declaration of Covenants, Conditions and Restrictions for Colorado Crossing Residential, recorded in Document no. 2005150011, Official Public Records of Travis County, Texas.

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

1. Master Declaration of Covenants, Conditions and Restrictions - Colorado Crossing Residential, recorded in Document no. 2005150011, Official Public Records of Travis County, Texas.
2. First Amendment to Master Declaration of Covenants, Conditions and Restrictions - Colorado Crossing Residential, recorded in Document no. 2006044552, Official Public Records of Travis County, Texas.
3. Declaration of Restrictive Covenants - Colorado Crossing Residential, recorded in Document no. 2006044160, Official Public Records of Travis County, Texas.
4. Colorado Crossing - Adoption of Working Capital Assessment, recorded in Document no. 200609827, Official Public Records of Travis County, Texas.
5. Colorado Crossing - Declaration of Solar Energy Covenants, Conditions and Restrictions for Colorado Crossing Residential - Section Three, recorded in Document no. 2015095285, Official Public Records of Travis County, Texas.
6. Supplemental Declaration of Solar Energy Covenants, Conditions and Restrictions for Colorado Crossing Residential - Six A and Six B, recorded in Document no. 2016061802, Official Public Records of Travis County, Texas.
7. Supplemental Declaration of Solar Energy Covenants, Conditions and Restrictions for Colorado Crossing Residential - Section Nine, recorded in Document no. 2018089136, Official Public Records of Travis County, Texas.
8. Colorado Crossing Residential Notice of Applicability of Master Declaration of Covenants, Conditions and Restrictions - Adding Section Three, recorded in Document no. 2015096028, Official Public Records of Travis County, Texas.
9. Colorado Crossing Residential [Section Three] Development Area Declaration, recorded in Document no. 2015096340, Official Public Records of Travis County, Texas.
10. Colorado Crossing Residential - Community Manual, recorded in Document no. 2015110339, Official Public Records of Travis County, Texas.
11. Colorado Crossing Residential - First Supplement to Community Manual, recorded in Document no. 2018062134, Official Public Records of Travis County, Texas.
12. Colorado Crossing Residential - Second Supplement to Community Manual and First Amendment to Bylaws, recorded in Document no. 2020211524, Official Public Records of Travis County, Texas.

13. Non-Material Correction Instrument - Declaration of Solar Energy Covenants, Conditions and Restrictions for Colorado Crossing Residential - Section Three, recorded in Document no. 2015188182, Official Public Records of Travis County, Texas.
14. Non-Material Correction Instrument - Notice of Applicability of Master Declaration of Covenants, Conditions and Restrictions - Section Three - Colorado Crossing Residential, recorded in Document no. 2015188184, Official Public Records of Travis County, Texas.
15. Colorado Crossing Residential Notice of Applicability of Master Declaration of Covenants, Conditions and Restrictions - Six A and Six B, recorded in Document no. 2016061801, Official Public Records of Travis County, Texas.
16. Colorado Crossing - Notice of Applicability of Master Declaration of Covenants, Conditions and Restrictions and Development Area Declaration, recorded in Document no. 2018089030, Official Public Records of Travis County, Texas.
17. Second Amendment to Master Declaration of Covenants, Conditions and Restrictions - Colorado Crossing Residential, recorded in Document no. 2020211525, Official Public Records of Travis County, Texas.
18. Colorado Crossing Residential - Third Supplemental to Community Manual, recorded in Document no. 2021203717, Official Public Records of Travis County, Texas.

5. Name and mailing address of the Association: Colorado Crossing Residential Community, 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@goodwin-co.com

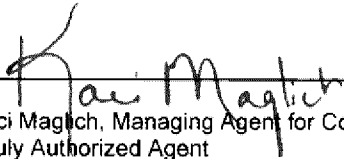
7. Website address where all dedicatory instruments can be found:

<https://accrc.sites.townsq.io/> or <https://goodwin-co.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
Refinance Fee: \$120
Statement of Account: \$120
Transfer Fee: \$340

This management certificate is filed of record in Travis 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 Colorado Crossing Residential Community, Inc., Duly Authorized Agent
Signed: October 17, 2025

AFTER RECORDING RETURN TO:

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

STATE OF TEXAS

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COUNTY OF TRAVIS

This instrument was signed before me on October 17, 2025, 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: 10/24/2028

