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## 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:** Hartson Estates
2. **Name of the Association:** Hartson Estates HOA, Inc.
3. **Recording data for the Subdivision:**

Hartson Estates, according to the plat recorded under Instrument no. 2419267, and Cabinet O, Slides 341-345, Official Public Records of Ellis County, Texas.

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

Documents recorded in Instrument no. 2421158, Official Public Records of Ellis County, Texas.

5. **Name and mailing address of the Association:** Hartson Estates HOA, 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](mailto:Info@goodwintx.com)

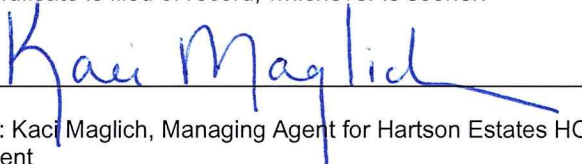
7. **Website address where all dedicatory instruments can be found:**

<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:**

Working Capital: \$300  
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 Ellis 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 Hartson Estates HOA, Inc., Duly Authorized Agent

Signed: October 17, 2024

### **AFTER RECORDING RETURN TO:**

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

FILED FOR RECORD - ELLIS COUNTY, TEXAS  
INST NO. 2434425 FILING DATE/TIME: Oct 28, 2024 at 01:38:00 PM

STATE OF TEXAS

COUNTY OF ELLIS

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This instrument was signed before me on October 17, 2024, and it was acknowledged that this instrument was signed by Kaci Maglich for the purposes and intent herein expressed.

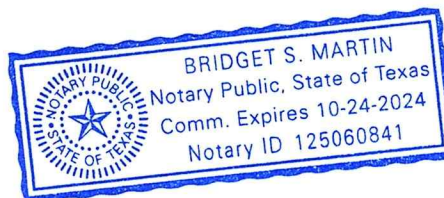
Bridget Martin

Notary Public in and for the State of Texas

Notary Printed Name:

Bridget Martin

My Commission Expires: 10/24/2024



FILED FOR RECORD - ELLIS COUNTY, TX  
INST NO. 2434425  
on Oct 28, 2024 at 01:33:00 PM

STATE OF TEXAS

COUNTY OF ELLIS

I hereby certify this instrument was filed on the date  
and time stamped hereon and was duly recorded in  
the records of Ellis County, Texas as stamped hereon.



*Hughes Valley*

COUNTY CLERK, ELLIS COUNTY, TEXAS