



FILED AND RECORDED
OFFICIAL PUBLIC RECORDS

Dana DeBeauvoir

Dana DeBeauvoir, County Clerk
Travis County, Texas

Oct 22, 2021 02:46 PM Fee: \$34.00

2021235814

Electronically Recorded

PROPERTY OWNERS ASSOCIATION 3rd AMENDED MANAGEMENT CERTIFICATE FOR
ROB ROY ON THE CREEK HOMEOWNERS ASSOCIATION, INC.

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code.

This amends all prior Management Certificates filed for this association.

Per Texas Property Code 209.004 "The County Clerk of each county in which a Management Certificate is filed as required by this section shall record the Management Certificate in the real property records of the county and index the document as a "Property Owners' Association Management Certificate"

State of Texas §

County of Travis §

1. Name of Subdivision: Rob Roy on the Creek
2. Subdivision Location: Travis County
3. Name of Homeowners Association: Rob Roy on the Creek Homeowners Association, Inc.
4. Recording Data for Association: All lots in Rob Roy on the Creek Section One, according to the plat recorded in Book 84, Pages 66H, 66C; all lots in Rob Roy on the Creek Section Two, according to the plat recorded in Book 84, Pages 145B-145C; all lots in Rob Roy on the Creek Section Three, according to the plat recorded in Book 84, Pages 131D-32D; all of the lots in Rob Roy on the Creek Section Five, save and except Lots 1 and 2 thereof, according to the plat recorded in Book 84, Pages 156C-157C; and the land described as Rob Roy on the Creek Section Six, according to the plat recorded in Book 85, Pages 128A-129C; all in the Plat Records of Travis County, Texas.
5. Recording Data for Declaration and any amendments: Declaration is filed at the county under Vol.9046, Page 228 in the Real Property Records of Travis County, Texas. Recording data for amendments to the declaration: Vol.9759, Page 698; Vol.11764, Page 606 and Document No. 92085948; Vol. 131118, Page 295; all in the Real Property Records of Travis County, Texas.

Articles of Incorporation are filed on June 27th, 1986.

Amended Articles of Incorporation were filed on March 31st, 1998.

6. Other information the Association considered appropriate for the governing, administration or operation of the subdivision and homeowners' association:

Bylaws are filed under Document No. 2012079586.

Billing Policy and Payment Plan Guidelines are filed under Document No. 2018085266.

Updated mailing address information is filed under Document No. 2019178759.

7. Mailing Address and Contact Information for the Association and the Managing Agent:

Spectrum Association Management
 17319 San Pedro Ave, #318
 San Antonio, TX 78232
 contact@spectrumam.com
 210-494-0659
www.spectrumam.com/homeowners

8. Fee(s) related to Property Transfer:

- Administrative Transfer Fee - \$200.00
- Resale Package = \$375.00
 - Rush for Resale Package:
 - 1 business day = \$120.00 / 3 business days = \$95.00
 - Add a Rush to an existing order = \$75.00 + Cost of a Rush
 - Update for Resale Package:
 - 1-14 days = \$15.00 / 15-180 days = \$50.00
- Statement of Account only = \$120.00
 - Rush for Statement of Account only:
 - 1 business day = \$110.00 / 3 business day = \$85.00
 - Update for Statement of Account only:
 - 1-30 days - No Cost / 31-45 days = \$50.00 / 46-90 days = \$50.00

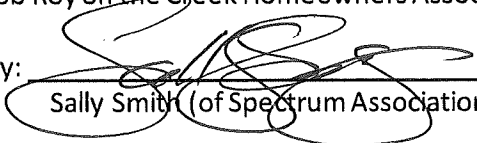
Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents of the Association, together with obtaining an official Resale Certificate, and performing a comprehensive physical inspection of the lot/home and common areas prior to purchase.

THE PURPOSE OF THIS CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION, OR TO REPORT EVERY PIECE OF INFORMATION PERTINENT TO THE SUBDIVISION. 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.

Signed this 20 day of October, 2021.

Rob Roy on the Creek Homeowners Association, Inc.

By:



 Sally Smith (of Spectrum Association Management), Managing Agent

State of Texas §

County of Bexar §

This instrument was acknowledged and signed before me on 20
October, 2021 by Sally Smith, representative of Spectrum Association

Management, the Managing Agent of Rob Roy on the Creek Homeowners Association, Inc., on behalf of
said association.



Notary Public, State of Texas

After Recording, Return To:
Spectrum Association Management
Attn: Transitions
17319 San Pedro Ave., Ste. #318
San Antonio, TX 78232

