



**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
for
WINDCREST TOWNHOMES ASSOCIATION, INC.**

**THE STATE OF TEXAS §
 §
COUNTY OF GILLESPIE §**

The undersigned, being the President of Windcrest Townhomes Association, Inc., a non-profit corporation ("**Association**") organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code, which supersedes any prior Management Certificate filed by the Association:

1. Name of Subdivision: The name of the subdivision is Windcrest Townhomes.
2. Name of Association: The name of the Association is Windcrest Townhomes Association, Inc.
3. Recording Data for the Subdivision:

Windcrest, a subdivision in Gillespie County, Texas, according to the map or plat thereof recorded in Volume 1, Pages 71-72 and Volume 1, Pages 127-128 of the Plat Records of Gillespie County, Texas, and all amendments to or replats of said maps or plats, if any.

4. Recording Data for the Declaration and Amendments to Declaration: *

a. Documents:

- (1) Declaration of Covenants, Conditions and Restrictions for Windcrest Townhomes.
- (2) Amendment of the Declaration of Covenants, Conditions and Restrictions of Windcrest Townhomes Association, Inc.
- (3) Amendment of the Declaration of Covenants, Conditions and Restrictions of Windcrest Townhomes Association, Inc.
- (4) Third Amendment to the Declaration of Covenants, Conditions and Restrictions of Windcrest Townhomes.

b. Recording Information:

- (1) Volume 140, Pages 495-519, Official Public Records of Gillespie County, Texas.
- (2) Gillespie County Clerk's File No. 20132245.
- (3) Gillespie County Clerk's File No. 20161380.

(4) Gillespie County Clerk's File No. 20194315.

5. Name and Mailing Address of the Association: The name and mailing address of the Association is Windcrest Townhomes Association, Inc., P.O. Box 1162, Fredericksburg, Texas 78624.

6. Name, Mailing Address, Telephone Number, and E-Mail Address of Person Managing the Association or Its Designated Representative:

Larry Werts, President
Windcrest Townhomes Association, Inc.
P.O. Box 1162
Fredericksburg, Texas 78624
Telephone number: 830-997-1039
E-mail address: lwerts@austin.rr.com

7. Website Address of Association:

WindCrest@Townhomes.com

8. Fees Charged Upon Transfer of Owner Property Within Subdivision:

None

9. Other Information the Association Considers Appropriate is:

Information may be obtained by contacting the Association's Designated Representative at 830-997-1039 or lwerts@austin.rr.com.

*This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of information pertinent to the Subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the Subdivision and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.

Executed on this 3 day of JUNE, 2022.

WINDCREST TOWNHOMES ASSOCIATION, INC.

By: _____

Name: Larry Werts

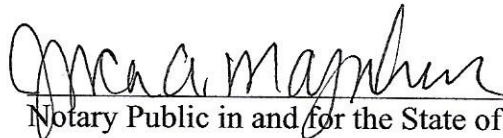
Title: President

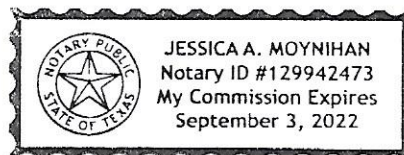
THE STATE OF TEXAS

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COUNTY OF GILLESPIE

BEFORE ME, the undersigned notary public, on this 3 day of June, 2022, personally appeared Larry Werts, President of Windcrest Townhomes Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and in the capacity therein expressed.


Notary Public in and for the State of Texas



**FILED AND RECORDED
OFFICIAL PUBLIC RECORDS**



Mary Lynn Rusche, County Clerk

Gillespie County Texas

June 03, 2022 12:26 46 PM

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