

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

Jul 08, 2024 02:12 PM Fee: \$39.00

2024074591

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**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
FOR
THE CANOPY AT HUDSON BEND HOA, INC.**

THE STATE OF TEXAS §
 §
COUNTIES OF TRAVIS §

The undersigned, being an Officer of The Canopy at Hudson Bend HOA, Inc. a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 82.116 of the Texas Property Code which supersedes any prior Management Certificate filed by the Association:

1. Name of Condominium: The Canopy at Hudson Bend Condominiums.
2. Name of Association: The Canopy at Hudson Bend HOA, Inc.
3. The Location of the Condominium:
 - a. 16102 Sydney Carol Ln, Austin, Texas 78734.
4. Recording Data for the Condominium Declaration:
 - a. The Canopy at Hudson Bend Condominiums are subject to the Condominium Declaration for The Canopy at Hudson Bend HOA, Inc., recorded as Document No. 2015054273, Real Property Records, Travis County, Texas as amended or supplemented from time to time.
5. Name and Mailing Address of the Association is: The Canopy at Hudson Bend HOA, Inc. c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: The Canopy at Hudson Bend HOA, Inc. c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
7. Telephone Number to Contact the Association is: 214-871-9700.
8. Email Address to Contact the Association: Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o FirstService Residential via <https://www.fsresidential.com/texas/resale-and-lender-documents>. Alternatively, you may contact the office for FirstService Residential by e-mail at Mgmt-CertificateTX@fsresidential.com.
9. The Association's website is: <https://canopyathudsonbend.connectresident.com>

10. Fees charged by the Association upon the sale or transfer of a Unit:

- a. Resale Disclosure Package: \$375.00
 - i. 1-2 days: \$500.00.
 - ii. 3-5 days: \$450.00.
- b. Resale Disclosure Update: \$75.00
- c. Transfer Fee: Not to Exceed \$350.00.
- d. Refinance Certificate Fee: \$35.00.
 - i. 1-2 days: \$75.00.
 - ii. 3-5 days: \$50.00.
- e. Working Capital: \$516.67
- f. Reserve Fee: \$516.67
- g. Special Assessment (One Time): \$125.00
- h. Custom Lender Form Mortgage Questionnaire: \$350.00
- i. Uniform Condo Questionnaire: \$300.00
 - i. 1-2 days: \$425.00.
 - ii. 3-5 days: \$375.00.

Executed on this the 8 day of July 2024.

THE CANOPY AT HUDSON BEND HOA, INC.

By K. Roelapp
President of FirstService Residential Texas, Inc.

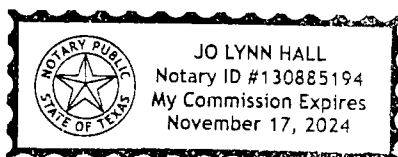
THE STATE OF TEXAS

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ACKNOWLEDGMENT

COUNTY OF DALLAS

BEFORE ME, the undersigned notary public, on this the 8 day of July 2024 personally appeared President of FirstService Residential Texas, Inc., and Managing The Canopy at Hudson Bend HOA, Inc. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.



[Signature]
Notary Public in and for the State of Texas

E-RECORDED BY:

ISG | SEARS
BENNETT
& GERDES, LLP

6548 GREATWOOD PKWY.
SUGAR LAND, TEXAS 77479