

MANAGEMENT CERTIFICATE

In compliance with the provisions of Section 209.004 of the Texas Property Code, the undersigned Manager of the Association gives notice of the following information about the Association named below.

1. Name of Subdivision: Barton Creek North Rim
2. Name of Association: North Rim Community, Inc.
3. The Subdivision is recording according to the Map and Plat Records in Travis County, Texas, as follows.
Vol. 98, Pages 261-264, Plat Records of Travis County, Texas.
4. The Declaration of Covenants, Conditions, and Restrictions for North Rim Community, Inc. are recorded in the Real Property Records of Travis County, Texas as follows:
 - a) Development Area Declaration of Covenants, Conditions, and Restrictions for Barton Creek North Rim, recorded in Volume 12717, Page 2028, of the Real Property Records of Travis County, Texas.
 - b) Master Declarations of Covenants, Conditions and Restrictions recorded in Volume 11324, Page 707, of the Real Property Records of Travis County, Texas.
5. The recording data for Amendments to the Master Declaration:
 - a) Second Amendment to Master Declaration of Covenants, Conditions, and Restrictions filed in Volume 12110, Page 1340, Real Property Records, Travis County, Texas
 - b) Right of First Refusal filed in Volume 12110, Page, 1345, Real Property Records Travis County, Texas.
 - c) Restrictive Covenant filed in Volume 12755, Page 609, Real Property Records Travis County Texas.
 - d) Restrictive Covenant filed in Volume 12755 Page 650, Real Property Records Travis County Texas.
 - e) Amendment to Master Declaration of Covenant, Conditions, and Restrictions filed in Volume 12881, Page 1132, Real Property Records Travis County Texas.
 - f) Amendment to Master Declaration of Covenant, Conditions, and Restrictions filed in Volume 13309, Page 468, Real Property Records Travis County Texas.
 - g) Amendment to Master Declaration of Covenant, Conditions, and Restrictions filed in Document No. 2001081871, Official Public Records, Travis County, Texas and Amendment to the Master Declaration of Covenant Conditions, Restrictions filed in Document No. 2001081872, Official Public Records, Travis County, Texas.
 - h) Amendment to Master Declaration of Covenant, Conditions, and Restrictions filed in Document No. 2002034517, Official Public Records, Travis County, Texas.
 - i) Partial Assignment of Declarant's Rights and Amendment to Master Declaration of Covenants, Conditions, and Restrictions Barton Creek North filed in Document No. 2002044488, Official Public Records, Travis County, Texas.
6. Recording data for Amendments to the Declaration:
 - a) Amendment to the Development Area Declaration of Covenants, Conditions, and Restrictions for Barton Creek North Rim recorded in Volume 12980, Page 2243, of the Real Property Records of Travis County, Texas.
 - b) First Amendment to the Development Area Declaration of Covenants, Conditions, and Restrictions for Barton Creek North Rim recorded in Volume 13118, Page 192, of the Real Property Records of Travis County, Texas.
 - c) Third Amendment to the Development Area Declaration of Covenants, Conditions, and Restrictions for Barton Creek North Rim recorded in Document No. 2016072360, Official Public Records of Travis County, Texas.
 - d) Fourth Amendment to the Development Area Declaration of Covenants, Conditions, and Restrictions for Barton Creek North Rim recorded in Document No. 2016072360, Official Public Records of Travis County, Texas.
 - e) Fifth Amendment to the Development Area Declaration of Covenants, Conditions, and Restrictions for Barton Creek North Rim recorded in Document No. 2019095027, Official Public Records of Travis County, Texas.
 - f) Restrictive Covenant, [10(a)][Restriction; Lot 1 Block A Barton Creek Section E Phase 1] recorded in Volume 12881, Page 1151 of the Real Property Records of Travis County, Texas.
 - g) Restrictive Covenant, [Section 10(a)] [The Terraces Barton Creek] recorded in Volume 12781, Page 58 of the Real Property Records of Travis County, Texas.
 - h) Restrictive Covenant, [Section 10(a) ABC West Phase] recorded in Volume 13281, Page 60 of the Real Property Records of Travis County, Texas.
 - i) Restrictive Covenant, [Section 10(a) North Rim – 15 Lots] recorded in Volume 12717, Page 2055 of the Real Property Records of Travis County, Texas.

- j) Restrictive Covenant, [Section 10(a) Barton Creek Governor's Hill] recorded in Volume 12942, Page 696 of the Real Property Records of Travis County, Texas.
- k) Amendment to Restrictive Covenant, [Section 10(a) North Rim – 15 Lots] recorded in Document No. 2007132486 of Official Public Records of Travis County, Texas.

5. Contact Information of Association Management: Name: Community Association Management
Mailing address: PO Box 92649, Austin, TX 79709
Phone number: 512-288-2376
Email address: jackb@camanagers.com

6. Amount and description of all fees or charges by the association relating to property transfer:
Resale certificate fee: \$375 Entry fee: n/a
Resale certificate update: \$75 Working capital fee: n/s
Transfer fee: \$275 Reserves contribution fee: n/a

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 property and common areas, before purchase. The purpose of this certificate is to provide information sufficient for a title company to correctly identify the community and to contact its governing association. This certificate does not purport to identify every publicly recorded document affecting the property or to report every piece of information pertinent to the property. 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.

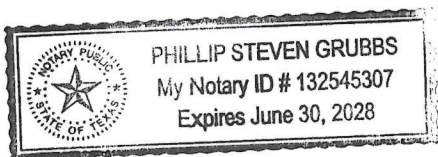
Please **plan when ordering a resale certificate or update**. By law, the association has 10 business days to provide the information once the request is received. The resale certificate is a detailed document containing significant amounts of information including lot-specific information and takes time to compile. The association has no duty to offer "rush" service. Should the requestor elect "rush" or other expedited resale certificate processing, a fee for performing the service in an accelerated timeframe will be charged. This fee is not a fee associated with the transfer of property but is a fee for providing documentation on a timeline more accelerated than required by law. The fee will not exceed \$300.

This Management Certificate is filed of record in Travis County, Texas by the Manager of the Association. It shall be valid until a later Management Certificate is filed of record by the Association or by the person or entity managing the Association, or until a termination of the Management Certificate is filed of record, whichever is sooner.

By Jack Baker
JACK BAKER
Printed Name and Title

THE STATE OF TEXAS §
COUNTY OF TRAVIS §

This instrument was acknowledged before me on this 17th day of FEBRUARY, 2017 2025
by JACK BAKER in the above-stated capacity.



Phillip Steven Grubbs
Notary Public Signature
Phillip Steven Grubbs
Printed Name of Notary Public

After recording, please return the original to the managing agent at the address stated in Section 6 and 7 above.