

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS



*Dyana Limon-Mercado*

Dyana Limon-Mercado, County Clerk  
Travis County, Texas

Dec 16, 2025 11:28 AM Fee: \$44.00

**2025140360**

\*Electronically Recorded\*

This page is  
intentionally added for  
electronic file stamp.

**CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE**  
*for*  
**VCH OWNERS ASSOCIATION, INC.**

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THE STATE OF TEXAS     §  
                                       §  
 COUNTY OF TRAVIS       §

The undersigned, being the PRESIDENT of VCH Owners 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 82.116 of the Texas Property Code, which supersedes any prior Management Certificate filed by the Association:

1. Name of Condominium: The name of the condominium is Versante Canyon Homes.
2. Name of Association: The name of the Association is VCH Owners Association, Inc.
3. Location of Condominium: The location of the condominium is 11901 Versante Cir Austin, Texas 78726, Travis County, Texas.
4. Recording Data for the Declaration: \*

a. Documents:

- (1) Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (2) First Amendment to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (3) First Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (4) Second Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (5) Third Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (6) Fourth Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (7) Fifth Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.

- (8) Sixth Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (9) Seventh Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (10) Eighth Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (11) Ninth Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (12) Tenth Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (13) Eleventh Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (14) Twelfth Supplement and Second Amendment to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (15) Thirteenth Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (16) Thirteenth Supplement and Third Amendment to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (17) Fourteenth Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (18) Fifteenth Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.
- (19) Sixteenth Supplement to Declaration of Condominium Regime and Amended and Restated Condominium Declaration for Versante Canyon Homes.

b. Recording Information:

- (1) Travis County Clerk's File No. 2011081240.
- (2) Travis County Clerk's File No. 2011090785.
- (3) Travis County Clerk's File No. 2011108397.
- (4) Travis County Clerk's File No. 2011172800.
- (5) Travis County Clerk's File No. 2012022294.
- (6) Travis County Clerk's File No. 2012062737.
- (7) Travis County Clerk's File No. 2012073951.
- (8) Travis County Clerk's File No. 2012178315.

- (9) Travis County Clerk's File No. 2012194479.
  - (10) Travis County Clerk's File No. 2013005958.
  - (11) Travis County Clerk's File No. 2013120674.
  - (12) Travis County Clerk's File No. 2013227344.
  - (13) Travis County Clerk's File No. 2014023814.
  - (14) Travis County Clerk's File No. 2014072333.
  - (15) Travis County Clerk's File No. 2014150227.
  - (16) Travis County Clerk's File No. 2014163296.
  - (17) Travis County Clerk's File No. 2015082163.
  - (18) Travis County Clerk's File No. 2015139310.
  - (19) Travis County Clerk's File No. 2015139657.
5. **Name and Mailing Address of the Association:** The name and mailing address of the Association is VCH Owners Association, Inc. c/o PMP Management, 551 S. IH35, Suite 150, Round Rock, Texas 78664.
6. **The Contact Information for the Association's Designated Representative:** The contact information of the designated representative of the Association is PMP Management c/o Jennifer Payne. **Address:** 551 S. IH35, Suite 150, Round Rock, Texas 78664. **Phone No.:** 512.381.2919 **Email Address:** jpayne@pmpmanage.com.
7. **The Association's Dedicatory Instruments are Available to Members Online at:** <https://www.versantecanyonhoa.com/>
8. **The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Unit Transfer:**

Description	Fee
Demand/Closing Statement/Required Statement	\$200.00
Documents Package	\$235.00
Lender Package	\$185.00
Minutes (for respective year)	\$50.00
Rush Fee	\$350.00 1 Business day; \$250.00 3 Business Days; \$150.00 5 Business Days
Resale Certificate Fee	\$ 375.00
Resale Certificate Update	\$ 75.00

Transfer Fee	\$ 250.00
Resale Property Inspection Fee	\$150.00

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

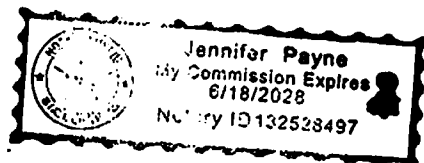
Executed on this 5<sup>th</sup> day of December, 2025.

VCH OWNERS ASSOCIATION, INC.

✕ By: [Signature]  
 ✕ Printed: Wendeline Jongenburger  
 ✕ Its: President

THE STATE OF TEXAS      §  
    §  
 COUNTY OF MILLERSON   §

BEFORE ME, the undersigned notary public, on this 5<sup>th</sup> day of December, 2025 personally appeared WENDELIN Jongenburger of VCH Owners Association, 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.



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