

PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

MYSTIC MOUNTAIN RANCH PROPERTY OWNERS' ASSOCIATION, INC.

STATE OF TEXAS

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COUNTY OF COMANCHE

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1. Name of Subdivision: Mystic Mountain Ranch Subdivision
2. Name of Homeowners Association: Mystic Mountain Ranch Property Owners' Association, Inc.
3. Recording Data for Subdivision: Volume B, Page 87 of the Map and Plat Records of the County Clerk of Comanche County, Texas
4. Recording Data for Declaration: See Exhibit "A"
5. Name and mailing address of Association: Mystic Mountain Ranch Property Owners' Association, Inc., P.O. Box 1987, Marble Falls, Texas 78654.
6. Contact information for the Association is: Telephone No. (800) 511-2430; Email: athomas@nationallandpartners.com; Website: mysticmountainranchpoa.com
7. The association's designated representative is: Davy Roberts
8. Other information the Association considers appropriate for the governing, administration or operation of the subdivision and homeowners association: Bylaws and governing documents are filed of record with the Comanche County Clerk as set forth on Exhibit A.

Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for Mystic Mountain Ranch Subdivision, as well as performing a physical inspection of the property and common areas, prior to purchase.

MYSTIC MOUNTAIN RANCH
PROPERTY OWNERS' ASSOCIATION,
INC.

By: 

Davy Roberts, President

THE STATE OF TEXAS

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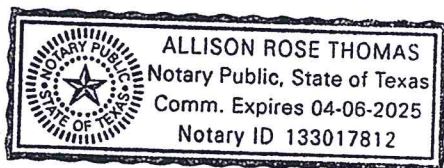
COUNTY OF COMANCHE

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CERTIFICATE OF ACKNOWLEDGMENT

Before me, the undersigned Notary Public, on this day personally appeared Davy Roberts who is personally known to me (or proved to me through a federal or state issued ID with photo and signature of person identified) to be the person whose name is subscribed to the foregoing instrument, and who has acknowledged to me that he is the President of Mystic Mountain Ranch Property Owners' Association, Inc. and that by authority duly given and as the act of Mystic Mountain Ranch Property Owners' Association, Inc. executed the instrument for the purposes and considerations expressed.

Given under my hand and seal of office on this the 13 day of January 2022.



Allison Thomas
Notary Public in and for The State of Texas

AFTER RECORDING, RETURN TO:

Mystic Mountain Ranch Property Owners' Association, Inc.
P.O. Box 1987
Marble Falls, Texas 78654

EXHIBIT "A"

Mystic Mountain Ranch, a subdivision located in Comanche County, Texas, and any other subdivisions which have been or may be subsequently annexed thereto and made subject to the authority of Mystic Mountain Ranch Property Owners' Association, Inc., which sections were originally encumbered by restrictive covenants filed of record in Comanche County, Texas, as follows:

DATE RECORDED	COMANCHE INSTRUMENT NO.	DOCUMENT
<u>1/18</u> , 202 2	<u>168</u>	Declaration of Covenants, Conditions, Restrictions, Easements, Charges, and Liens for Mystic Mountain Ranch Subdivision
<u>1/18</u> , 202 2	<u>165</u>	Resolution Of The Board Of Directors Of Mystic Mountain Ranch Property Owners' Association, Inc. Regarding Records Production And Copying Policy
<u>1/18</u> , 202 2	<u>164</u>	Resolution Of The Board Of Directors Of Mystic Mountain Ranch Property Owners' Association, Inc. Regarding Records Retention Policy
<u>1/18</u> , 202 2	<u>163</u>	Resolution Of The Board Of Directors Of Mystic Mountain Ranch Property Owners' Association, Inc. Regarding Payment Plan Policy
<u>1/18</u> , 202 2	<u>166</u>	Resolution Of The Board Of Directors Of Mystic Mountain Ranch Property Owners' Association, Inc. Regarding Procurement Policy
<u>1/18</u> , 202 2	<u>167</u>	Bylaws Of Mystic Mountain Ranch Property Owners' Association, Inc., A Nonprofit Corporation

③ 34.50 Louis Bugli

FILED FOR RECORD
AT 11:50 O'CLOCK A M

JAN 18 2022

Ruby Lesley
Clerk, County Court Comanche Co., Texas