

**MANAGEMENT CERTIFICATE****Colina Cove Property Owners' Association**

The undersigned, being an Officer of Colina Cove Property Owners' Association, (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision is Colina Cove Property Owners' Association, (the "Subdivision Development").
2. The name of the Association is Colina Cove Property Owners' Association, (the "Association").
3. The recording data for the Subdivision Development is as follows:

ALL THAT REAL PROPERTY KNOWN AS COLINA COVE (PART OF THE AREA FORMERLY KNOWN AS THE LEGENDS ON LAKE LBJ), A SUBDIVISION LOCATED IN LLANO COUNTY, TEXAS, ACCORDING TO THE DECLARATION OF COVENANTS, CONDITIONS, EASEMENTS AND RESTRICTIONS RECORDED IN VOLUME 890, PAGE 924 OF THE OFFICIAL PUBLIC RECORDS OF BURNET COUNTY, TEXAS.

4. The recording data for the declaration applicable to the Subdivision Development, and all amendments thereto, is as follows:

Management Certificate for Colina Cove Property Owners' Association, recorded in Document No. 23-00907 of the Official Property Records of Llano County, Texas.

Amended/Revised/Supplemental DCCR for Colina Cove Property Owners' Association, recorded in Document No. 202207753 of the Official Property Records of Burnet County, Texas.

Management Certificate for Colina Cove Property Owners' Association, recorded in Document No. 21-09671 of the Official Property Records of Llano County, Texas.

Amended/Revised/Supplemental DCCR for Colina Cove Property Owners' Association, recorded in Document No. 202013358 of the Official Property Records of Burnet County, Texas.

Amended/Revised/Supplemental DCCR for Colina Cove Property Owners' Association, recorded in Document No. 202006677 of the Official Property Records of Burnet County, Texas.

Warranty Deed for Colina Cove Property Owners' Association, recorded in Document No. 217-04828 of the Official Property Records of Llano County, Texas.

Amended/Revised/Supplemental DCCR for Colina Cove Property Owners' Association, recorded in Document No. 201607313 of the Official Property Records of Burnet County, Texas.

Amended/Revised/Supplemental DCCR for Colina Cove Property Owners' Association, recorded in Document No. 201605347 of the Official Property Records of Burnet County, Texas.

Management Certificate for Colina Cove Property Owners' Association, recorded in Document No. 201310583 of the Official Property Records of Burnet County, Texas.

Amended/Revised/Supplemental DCCR for Colina Cove Property Owners' Association, recorded in Document No. 201301094 of the Official Property Records of Burnet County, Texas.

Management Certificate for Colina Cove Property Owners' Association, recorded in Document No. 201203969 of the Official Property Records of Burnet County, Texas.

Ratification for Colina Cove Property Owners' Association, recorded in Document No. 201002086 of the Official Property Records of Burnet County, Texas.

Management Certificate for Colina Cove Property Owners' Association, recorded in Document No. 201301095 of the Official Property Records of Burnet County, Texas.

Amended/Revised/Supplemental DCCR for Colina Cove Property Owners' Association, recorded in Document No. 200901046 of the Official Property Records of Burnet County, Texas.

Management Certificate for Colina Cove Property Owners' Association, recorded in Document No. 200811493 of the Official Property Records of Burnet County, Texas.

Amended/Revised/Supplemental DCCR for Colina Cove Property Owners' Association, recorded in Document No. 200808765 of the Official Property Records of Burnet County, Texas.

5. The name and mailing address of the Association is:

Colina Cove Property Owners' Association
c/o Preferred Association Management Company
700 Market Street, Building 3
Cedar Park, TX 78613

6. The name, mailing address, telephone number, and email address of the person or entity managing the Association is:

Preferred Association Management Company
700 Market Street, Building 3
Cedar Park, TX 78613
Tel: (512) 918-8100
Email: pamco@pamcotx.com

7. The website address at which the Association's dedicatory instruments are available in accordance with Section 207.006 of the Texas Property Code is <https://pamcotx.com/>;

8. The following described fees are charged by the Association in relation to a property transfer in the Subdivision Development:

Transfer Fee (paid at close)	\$200.00
Resale Disclosure (TREC Form)	\$575.00
Statement of Account 1 business days Rush Fee	\$150.00
Statement of Account 2 business days Rush Fee	\$100.00
Statement of Account 3 business days Rush Fee	75.00
Resale Disclosure 1 business days Rush Fee	\$150.00
Resale Disclosure 2 business days Rush Fee	\$100.00
Resale Disclosure 3 business days Rush Fee	\$75.00
Multi-Product Order 1 business days Rush Fee	\$150.00
Multi-Product Order 2 business days Rush Fee	\$100.00
Multi-Product Order 3 business days Rush Fee	\$75.00
Lender Questionnaire 1 business days Rush Fee	\$150.00
Lender Questionnaire 2 business days Rush Fee	\$100.00
Rush Existing Order (*Add this fee to Rush Fees)	\$75.00

Statement of Account Update from 1 to 14 days	\$0.00
Statement of Account Update from 15 to 45 days	\$50.00
Statement of Account Update from 46 to 90 days	\$50.00
Refinance Statement of Account Update from 1 to 14 days	\$0.00
Refinance Statement of Account Update from 15 to 45 days	\$50.00
Refinance Statement of Account Update from 46 to 90 days	\$50.00
Resale Disclosure Update from 1 to 14 days	\$0.00
Resale Disclosure Update from 15 to 45 days	\$50.00
Resale Disclosure Update from 46 to 90 days	\$50.00
Lender Questionnaire Update from 1 to 31 days	\$25.00
Premier Resale Package (TREC Form, Statement of Account, and Association Documents)	\$375.00
"Resale Disclosure (TREC Form) and Complete Association Documents Package"	\$375.00
Statement of Account Only (No Assoc Docs)	\$175.00
Owner's Account Statement (REQUIRED FOR REFIs!)	\$100.00
Premier Lender Questionnaire Bundle (Best Value!)	\$200.00
Standard Lender Questionnaire Package	\$175.00
"Bank Owned Property Package (REQUIRED FOR FORECLOSED PROPERTIES)"	\$375.00
Statement of Account	\$175.00
Refinance Statement of Account	\$100.00
Resale Disclosure	\$175.00
"Lender Questionnaire"	\$150.00
Custom Questionnaire Fee (*Add this fee to Questionnaire Fee)	\$50.00
Appraiser Questionnaire	\$25.00
Documents:	
Annual Board Meeting Minutes	\$15.00
Articles of Incorporation	\$25.00
Budget	\$25.00
Bylaws	\$25.00
Current Unaudited Financial Documents	\$15.00
Declaration-CC&Rs	\$25.00
Important Information	\$0.00
Insurance Dec Page	\$25.00
Rules and Policies	\$15.00
Unit Ledger	\$25.00
Utility Bill	\$0.00
W-9	\$0.00

This Management Certificate is effective as of the 6 day of SEPTEMBER, 2023.

COLINA COVE PROPERTY OWNERS' ASSOCIATION

Texas nonprofit corporation

By: _____

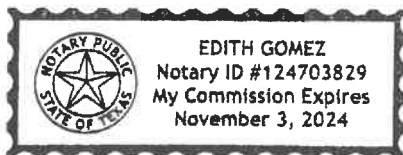
Name: Doug Plas

Title: Registered Agent

THE STATE OF TEXAS §

COUNTY OF WILLIAMSON §

This instrument was acknowledged before me on 6 day of September, 2023, by Doug Plas, Agent for Colina Cove Property Owners Association, a Texas nonprofit corporation, on behalf of said corporation.



[SEAL]

Edith Gomez

Notary Public Signature

AFTER RECORDING RETURN TO:


Preferred Association Management Company

700 Market Street, Building 3

Cedar Park, TX 78613

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 202310004

CERT Fee: \$38.00
10/02/2023 11:00 AM

Vicinta Stafford 

Vicinta Stafford, County Clerk
Burnet County, Texas

MANAGEMENT CERTIFICATE
COLINA COVE PROPERTY OWNERS' ASSOCIATION