

## MANAGEMENT CERTIFICATE

In compliance with the provisions of Section 209.004 of the Texas Property Code, the undersigned entity gives notice that it is managing the herein described Association:  
Wolf Court Owners Association

1. **Name of the Subdivision:** 7 Creeks Ranch Subdivision
2. **Name of the Association:** BC Seven Creeks Maintenance Company
3. **Recording data for the Subdivision:**

Seven Creeks Ranch, according to the plat recorded in Document no. 201703772, Seven Creeks Ranch Phase 2, according to the plat recorded in Document no. 201800255, Seven Creeks Ranch Phase 3, according to the plat recorded in Document no. 201801910, Seven Creeks Ranch Phase 4, according to the plat recorded in Document no. 201806157, Seven Creeks Ranch Phase 5, according to the plat recorded in Document no. 201900109, Seven Creeks Ranch Phase 6, according to the plat recorded in Document no. 201905410, Official Public Records, Burnet County, Texas and Replats according to the plats recorded in Document nos. 201712669, 201908470, 202009810, 202009919, 202013143, 202015557, 202013145, Official Public Records, Burnet County, Texas.

4. **Recording data for the Declaration and Declaration amendments:**

Documents recorded in 201802061, 201802062, 201807730, 201807731, 201901101, 201905734, 201905869, Official Public Records, Burnet County, Texas.

5. **Name and mailing address of the Association:** BC Seven Creeks Maintenance Company, c/o Goodwin & Company, PO Box 203310, Austin, TX 78720

6. **Name, mailing address, phone number & email for designated representative:**

**Goodwin & Company**  
PO Box 203310, Austin, TX  
855.289.6007  
[Info@goodwintx.com](mailto:Info@goodwintx.com)

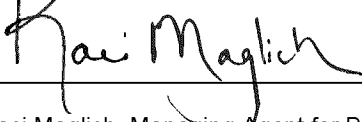
7. **Website address where all dedicatory instruments can be found:**

<https://asvn.sites.townsq.io/> or [www.goodwintx.com](http://www.goodwintx.com) , use the "find my community" search bar to locate the community webpage

8. **Fees charged by Association related to a property transfer:**

Initial Contribution: \$1000  
Resale Certificate: \$375  
Resale Certificate Update: \$75  
Rush Fees to expedite Resale Certificate delivery in advance of 10 business day requirement:  
- 1 business day: \$350 / 3 business days: \$250 / 5 business days: \$150 / 7 business days: \$100  
Compliance Inspection Fee (optional): \$150  
Transfer Fee: \$340

This management certificate is filed of record in Burnet County, Texas by the entity managing the Association. It shall be valid until a later Management Certificate is filed of record by the Association or a successor manager, or until a termination of this Management Certificate is filed of record, whichever is sooner.



By: Kaci Maglich, Managing Agent for BC Seven Creeks Maintenance Company,  
Duly Authorized Agent  
Signed: January 2, 2025

**AFTER RECORDING RETURN TO:**

**Goodwin & Company**  
PO Box 203310  
Austin, TX 78720-3310

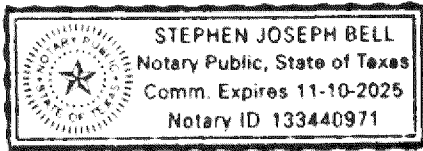
STATE OF TEXAS

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COUNTY OF BURNET

This instrument was signed before me on 01/02/25, and it was acknowledged that this instrument was signed by Kaci Maglich for the purposes and intent herein expressed.

By:   
Notary Public, State of Texas



**THE STATE OF TEXAS  
COUNTY OF BURNET**

I hereby certify that this instrument was FILED on the date and the time stamped hereon by me and was duly RECORDED in the Records of Burnet County, Texas.

202500335 CERT  
01/13/2025 01:24:57 PM Total Fees: \$29.00

Vicinta Stafford, County Clerk  
Burnet County, Texas

