

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

Jan 07, 2025 04:21 PM Fee: \$37.00

2025001673

Electronically Recorded

**MANAGEMENT CERTIFICATE
OF
EBHOA, INC. D/B/A EDGEBROOKE RESIDENTIAL COMMUNITY**

The undersigned, being an officer of EBHOA, Inc. d/b/a Edgebrooke Residential Community, and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Edgebrooke.
2. The name of the association: EBHOA, Inc., a Texas non-profit corporation d/b/a Edgebrooke Residential Community.
3. The recording data for the subdivision:

HOWARD LANE PHASE 1, a subdivision in Travis County, Texas, according to the map or plat thereof recorded as Document No. 202200323 of the Official Public Records of Travis County, Texas;

HOWARD LANE PHASE 2, a subdivision in Travis County, Texas, according to the map or plat thereof recorded as Document No. 202200324 of the Official Public Records of Travis County, Texas; and

HOWARD LANE PHASE 3, a subdivision in Travis County, Texas, according to the map or plat thereof recorded as Document No. 202300168 of the Official Public Records of Travis County, Texas.
4. The recording data for the documents: See Attachment 1 to this Management Certificate.
5. The name, mailing address, telephone number, and email address of the person managing the association:

Name: Doug Plas
Mailing Address: 700 Market Street, Bldg. 3, Cedar Park, Texas 78613
Telephone Number: 512.918.8100
Email Address: dplas@pamcotx.com
6. The mailing address of the person managing the association: Preferred Association Management Company, Attn: Doug Plas, 700 Market Street, Building 3, Cedar Park, Texas 78613.
7. Website to access the Association's dedicatory instruments: www.pamcotx.com.

8. Amount and description of fees related to property transfer in the subdivision:
The Association fees are in the following amounts:

Working Capital Assessment - \$500.00; Transfer Fee/Conveyance Processing Fee - \$200.00; Resale Certificate Fee/Statement of Account Fee - \$175.00; Initial Review Fee - \$50.00; Modification Review Fee - \$50.00; Conveyance Document Fee with Statement of Account - \$375.00; and Document Rush Fee - \$75.00. The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

This Management Certificate is effective as of the 16 day of DECEMBER, 2024.

EBHOA, INC., a Texas non-profit corporation d/b/a
EDGEBROOKE RESIDENTIAL COMMUNITY

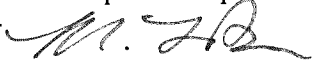
By: 
Angelica Andersson, President

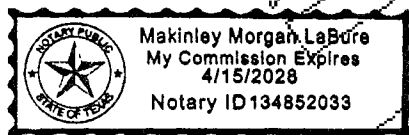
THE STATE OF TEXAS

COUNTY OF TRAVIS

This instrument was acknowledged before me on 16 day of December, 2024, by Angelica Andersson, President of EBHOA, Inc., a Texas non-profit corporation d/b/a Edgebrooke Residential Community, on behalf of said non-profit corporation.

[SEAL]


Notary Public Signature



ATTACHMENT 1

1. Declaration of Covenants, Conditions and Restrictions for Edgebrooke, recorded as Document No. 2022170217, Official Public Records of Travis County, Texas.
 - a. First Amendment to Declaration of Covenants, Conditions and Restrictions for Edgebrooke, recorded as Document No. 2025001205, Official Public Records of Travis County, Texas.
2. Design Guidelines for Edgebrooke, recorded as Document No. 2024096581, Official Public Records of Travis County, Texas.
3. Community Manual for Edgebrooke, recorded as Document No. 2025001446, Official Public Records of Travis County, Texas.
4. Adoption of Working Capital Assessment for Edgebrooke, recorded as Document No. 2025001544, Official Public Records of Travis County, Texas.