

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS



*Dyana Limon-Mercado*

Dyana Limon-Mercado, County Clerk  
Travis County, Texas

Dec 19, 2025 01:03 PM Fee: \$29.00

**2025142131**

\*Electronically Recorded\*

**MANAGEMENT CERTIFICATE**

In compliance with the provisions of Section 82.116 of the Texas Property Code, the undersigned entity gives notice that it is managing the herein described Association:

1. **Name of the Condominium/Subdivision:** Persimmon Point Condominiums
2. **Name of the Association:** Persimmon Point Condominium Community, Inc.
3. **Condominium Location:** 7051 Meadow Lake Blvd., Austin, Travis, TX 78744
4. **Recording data for the Declaration and Amendments to the Declaration:**

Declaration of Condominium Regime for Persimmon Point Condominiums, recorded as Document no. 2025085807, Official Public Records of Travis County, Texas.

5. **Mailing Address of the Association:** Persimmon Point Condominium Community, Inc., c/o Goodwin & Company, PO Box 203310, Austin, TX 78720-3310

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

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

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

<https://appcc.sites.townsq.io/> or <https://www.goodwin-co.com>, use the "find my community" search bar to locate the community webpage

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

TH Working Capital: 2x Monthly Townhome Assessments – TH Units Only  
SF Working Capital: 2x Monthly Stacked Flats Assessments – SF Units Only  
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  
Refinance Fee: \$120  
Statement of Account: \$120  
Transfer Fees: \$340

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

EXECUTED to be effective on the date this instrument is Recorded.

Signed this 18<sup>th</sup> day of December 2025.

**Persimmon Point Condominium Community, Inc.**

a Texas nonprofit corporation

By: [Signature]

Printed Name: William Whipple

Title: Chief Impact officer

STATE OF TEXAS

§  
§  
§

COUNTY OF TRAVIS

This instrument was signed before me on 12/18/2025, and it was acknowledged that this Instrument was signed by William Whipple, the President of **Persimmon Point Condominium Community, Inc.**, a Texas nonprofit corporation for the purposes and intent herein expressed.

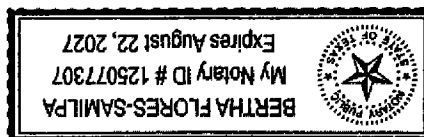
[Signature]

Notary Public in and for the State of Texas

Notary Printed Name:

Bertha Flores-Samirpa

My Commission Expires:



**AFTER RECORDING RETURN TO:**

**Goodwin & Company**

**PO Box 203310**

**Austin, TX 78720-3310**