

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

Nov 20, 2025 06:11 PM Fee: \$37.00

2025130274

Electronically Recorded

**MANAGEMENT CERTIFICATE
OF
BRAHMANS DRAW CONDOMINIUM ASSOCIATION, INC.**

The undersigned, being an officer of Brahman's Draw Condominium Association, Inc., a Texas nonprofit corporation (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: Brahman's Draw Homes.
2. The name of the Association: Brahman's Draw Condominium Association, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All that certain real property located in Travis County, Texas, made subject to that certain Second Amended and Restated Declaration of Condominium Brahman's Draw Homes, a Residential Condominium, recorded under Document No. 2025125422, Official Public Records of Travis County, Texas, as same may be amended from time to time (the "Declaration").
4. The recording data for the Declaration with any Amendments and/or Supplements thereto: The recording data for the Declaration and any amendments and/or supplements thereto are more particularly described on Attachment 1 attached hereto and incorporated herein by reference.
5. The name and mailing address of the Association: Brahman's Draw Condominium Association, Inc., 4407 Bee Cave Road, Building 4, Suite 412, Austin, Texas 78746.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name: Brahman's Draw Condominium Association, Inc.
c/o Goodwin & Company
Attn: Jennifer Powers
Mailing Address: 11950 Jollyville Road
Austin, Texas 78759
Telephone Number: (855) 289-6007
Email Address: jennifer.powers@goodwintx.com
8. Website to access the Association's dedicatory instruments: Goodwin & Company: HOA Property Management Company
9. Amount and description of fees related to property transfer: The Association fees are in the following amounts:

Working Capital Assessment – two (2) months of Regular Assessment

Reserve Fund – three (3) months of Regular Assessment

Transfer Fee - \$390.00 (or prevailing rate)

Resale Certificate Fee (paid to Goodwin & Co.) - \$375.00 (or prevailing rate)

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

[SIGNATURE PAGE FOLLOWS]

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

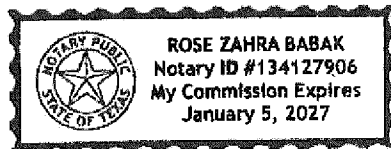
**BRAHMANS DRAW CONDOMINIUM ASSOCIATION,
INC.,** a Texas nonprofit corporation

By: [Signature]
Name: Andrew Somers
Title: Director

THE STATE OF Texas §
§
COUNTY OF Travis §

This instrument was acknowledged before me on the 19 day of November,
2025 by Andrew Somers the Director of Brahmans Draw
Condominium Association, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

[SEAL]



Rose Babak
Notary Public Signature

ATTACHMENT 1

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Second Amended and Restated Declaration of Condominium Brahman's Draw Homes, a Residential Condominium, recorded as Document No. 2025125422, Official Public Records of Travis County, Texas.
2. Brahman's Draw Community Policies, recorded as Document No. 2025127999, Official Public Records of Travis County, Texas.

ATTACHMENT 1

MANAGEMENT CERTIFICATE
BRAHMAN'S DRAW CONDOMINIUM ASSOCIATION, INC.