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:

1. **Name of the Subdivision**: Aurora Vista

2. **Name of the Association**: Aurora Vista Owners Association, Inc.

3. **Recording data for the Subdivision**:

   Aurora Vista, Phase 1, according to the plat recorded in Instrument Number 247660, Volume 809, Page 862, Aurora Vista, Phase 2, according to the plat recorded in Instrument Number 27842, Volume 961, Page 693, and Phase 2, Addition Instrument Number 284998, Volume 1018, Page 99 Recorded, Aurora Vista, Phase 3, according to the plat recorded in Instrument Number 378301, Volume 1616, Page 460, Official Public Records of Wise County, Texas.

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

   Documents recorded in 00247661, 00386521, 00328795, 00313727, Official Public Records of Wise County, Texas.

5. **Name and mailing address of the Association:** Aurora Vista Owners Association, Inc., c/o Goodwin & Company, PO Box 203310, Austin, TX 78720

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

   Goodwin & Company
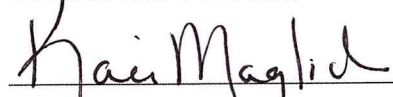   **PO Box 203310, Austin, TX**
   855.289.6007
   Info@goodwintx.com

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

   https://dava.sites.townsq.io/ or 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:**

   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 Wise 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 Aurora Vista Owners Association, Inc., Duly Authorized Agent
Signed: January 7, 2025

AFTER RECORDING RETURN TO:

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

STATE OF TEXAS   §
                                  §
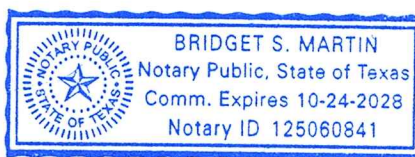COUNTY OF WISE   §

This instrument was signed before me on <u>January 7, 2025</u>, and it was acknowledged that this instrument was signed by Kaci Maglich for the purposes and intent herein expressed.

_____
Notary Public in and for the State of Texas
Notary Printed Name: Bridget Martin   My Commission Expires: 10/24/2028

BRIDGET S. MARTIN
Notary Public, State of Texas
Comm. Expires 10-24-2028
Notary ID 125060841

FILED AND RECORDED

Instrument Number: 202501563

Filing and Recording Date: 02/06/2025 10:37:55 AM Pages: 3 Recording Fee: $29.00

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the RECORDS of Wise County, Texas.

Blanca Tuma, County Clerk
Wise County, Texas

Deputy: stovallk

Receipt: 2025-1716

Product	Name	Extended
CTF	CERTIFICATE	$29.00
	Pages	3
	Document #	202501563
	Document Info:	GOODWIN & COMPANY
	Document Info:	GOODWIN & COMPANY
	File Page	true

Total		$29.00
Tender (Check)		$29.00
Check Number	206354	
Paid By	GOODWIN & COM PO BOX 203310 ATX 78720	

Thank you for your business!

2/6/25 10:37 AM stovallk
Workstation: DIR202123725

Goodwin & Company

206354

Description	Amount
Filing Management cert for Aurora Vista	29.00

Goodwin & Company

PO BOX 203310
Austin, TX 78720-3310

Texas Capital Bank
2350 Lakeside Blvd Suite 800
Richardson, TX 75082
32-1797/1110

206354

DATE: 1/31/2025

PAY ONLY **2 9 00** CENTS

$29.00

PAY TO THE ORDER OF

Twenty-Nine and 00/100 Dollars

Wise County
PO BOx 359
Decatur, TX 76234

COPY**COPY****COPY**

MEMO: Aurora Vista