

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:** Spring Trails
2. **Name of the Association:** Spring Trails Community Association, Inc.
3. **Recording data for the Subdivision:**

Spring Trails, Section One, Spring Trails Section Two, Spring Trails Section Three and Spring Trails Section Four, according to the plats recorded in Cabinet S, Pages 195-197, Cabinet S, Pages 198 and 199, Cabinet S, Pages 200 and 201, Cabinets S Pages 202 and 203, Official Public Records of Montgomery County, Texas.

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

Documents recorded in Document no. 2002-102924, Official Public Records of Montgomery County, Texas.

5. **Name and mailing address of the Association:** Spring Trails Community 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

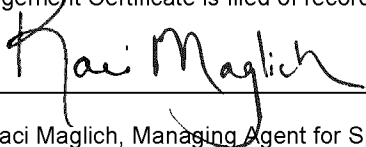
7. **Website address where all dedicatory instruments can be found:**

<https://hnstc.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:**

Foundation Fee: Equal to 0.25% of Sales Price
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 Montgomery 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 Spring Trails Community Association, Inc.,
Duly Authorized Agent
Signed: October 15, 2024

AFTER RECORDING RETURN TO:

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

STATE OF TEXAS

§

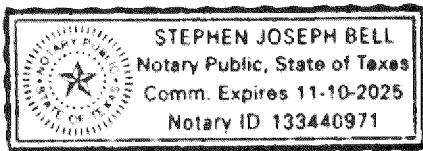
COUNTY OF MONTGOMERY

§

§

This instrument was signed before me on 10/15/24, 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



E-FILED FOR RECORD

10/17/2024 09:06AM



L. Brandon Steinmann

County Clerk,
Montgomery County, Texas

STATE OF TEXAS,
COUNTY OF MONTGOMERY

I hereby certify that this instrument was e-filed in the file number
sequence on the date and time stamped herein
by me and was duly e-RECORDED in the Official Public
Records of Montgomery County, Texas.

10/17/2024



L. Brandon Steinmann

County Clerk,
Montgomery County, Texas