

  
MARY LOUISE NICHOLSON  
COUNTY CLERK

### **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:  
Wolf Court Owners Association

1. **Name of the Subdivision:** Hidden Lake Estates
2. **Name of the Association:** Hidden Lake Estates Homeowner's Association, Inc.
3. **Recording data for the Subdivision:**

Hidden Lakes Estates, Phase One, according to the plat recorded in Cabinet A, Shelf 713, Hidden Lakes Estates, Phase Two, according to the amended final plat recorded in Cabinet A, Shelf 967, Official Public Records of Tarrant County, Texas.

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

Documents recorded in D215276676, D200036835, Official Public Records of Tarrant County, Texas.

5. **Name and mailing address of the Association:** Hidden Lake Estates Homeowner's 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://dhle.sites.townsq.io/> or [www.goodwintx.com](http://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:**

Working Capital: \$300  
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 Tarrant 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 Hidden Lake Estates Homeowner's 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

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COUNTY OF TARRANT

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This instrument was signed before me on 1/7/25, 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

