

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

Jul 03, 2025 09:41 AM Fee: \$29.00

2025074108

Electronically Recorded

STATE OF TEXAS
COUNTY OF TRAVIS

Westover Villa Town House Council, Inc.
Management Certificate

This Property Owners' Association Management Certificate is being recorded by Westover Villa Town House Council, Inc. (the Association) in compliance with the terms of the Texas Property Code Section 209.004 and supersedes any prior management certificate filed by the Association. The Association submits the following information:

Name of the Subdivision: Westover Villa

Name of the Association: Westover Villa Town House Council, Inc.

Subdivision Location: Honeysuckle Trail, Austin, Texas 78759

Recording Data for the Subdivision: Recorded as Tract 3, in the Susan M. Robertson Estate Subdivision, Volume 12, Page 42 of the Plat Records of Travis County, Texas.

Recording Data for the Declaration is: Recorded in Vol. 09358, Pg. 0780 in the Real Property Records of Travis County, Texas.

Other Information the Association Considers Appropriate:

Bylaws and amendments recorded in Document No. 2005172338, 2012006478, 2012016185, 2018085792, 2018158250, 2018162548, 2019110985, and 2019172536 in the Real Property Records of Travis County, Texas.

Name and Mailing Address of the Association:

Westover Villa Town House Council, Inc.
c/o RowCal Management – Attn: Community Manager
PO Box 421150
Minneapolis, MN 55442

Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or its Designated Representative:

Westover Villa Town House Council, Inc.
c/o RowCal Management – Attn: Community Manager
PO Box 421150
Minneapolis, MN 55442
CareTeam@RowCal.com
512-580-4212

Website Address of the Association:

<https://www.rowcal.com>

Property Transfer Fee(s) Charged by the Association:

Resale Certificate: \$375
Upgraded Resale Certificate: \$450

Advanced Dues: Current monthly assessment 2x
 Resale Certificate UPDATE (1-180 days): \$75
 Transfer Fees: \$275
 HomeWise Convenience Fee: \$9.95
 HomeWise Process Fees: \$20-50
 Resale Certificate RUSH: \$75-125

Other Information

Prospective purchases are advised to independently examine the Declaration, Bylaws, and all other governing documents of the Association, together with obtaining an official Resale Certificate, and performing a comprehensive physical inspection of the lot/home and common areas prior to purchase.

ACKNOWLEDGEMENT

State of Texas
 County of Travis

Signed this the 19 day of June, 2025.

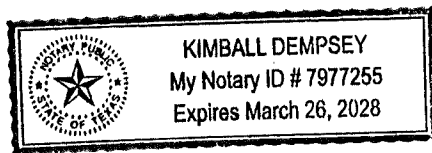
Westover Villa Town House Council, Inc.
 (A TEXAS NON-PROFIT CORPORATION)

RowCal Management, LLC
 Name of Association or Person Managing Association

By: Sawyer Stubbs

Sawyer Stubbs - Managing Agent
 Printed Name and Title of the Above Person

BEFORE ME, the undersigned notary public, on this the 19th day of June, 2025.
 Acknowledged this instrument was signed for the purposes and intent herein expressed.



[Signature]
 NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

Printed Name of Notary Kimball Dempsey

My Commission Expires 3/26/28

After recording, return to the managing agent, RowCal Management:

Westover Villa Town House Council, Inc.
 c/o RowCal Management – Attn: Community Manager
 PO Box 421150
 Minneapolis, MN 55442