

### **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:** Bindseil Farms
2. **Name of the Association:** Bindseil Farms Residential Community, Inc.
3. **Recording data for the Subdivision:**

Bindseil Farms Subdivision, a subdivision located in Guadalupe County, Texas according to the plat or map thereof recorded under Volume 8, Pages 780-781 in the Official Public Records of Guadalupe County, Texas.

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

Documents recorded in 201899010044, 201899010717, Official Public Records of Guadalupe County, Texas.

5. **Name and mailing address of the Association:** Bindseil Farms Residential Community, 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](mailto:Info@goodwintx.com)

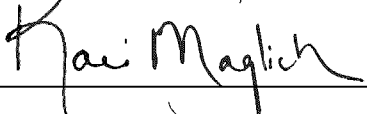
7. **Website address where all dedicatory instruments can be found:**

<https://sbsf.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: \$250  
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 Guadalupe 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 Bindseil Farms Residential Community, Inc., Duly Authorized Agent  
Signed: January 11, 2025

#### **AFTER RECORDING RETURN TO:**

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

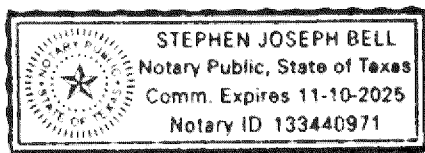
STATE OF TEXAS

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COUNTY OF GUADALUPE

This instrument was signed before me on 1/11/25, 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



202599001598

I certify this instrument was ELECTRONICALLY FILED  
and RECORDED in the OFFICIAL PUBLIC RECORDS  
of Guadalupe County, Texas on  
01/22/2025 01:41:41 PM PAGES: 2 MARISSA  
TERESA KIEL, COUNTY CLERK



