

STATE OF TEXAS
COUNTY OF COMAL

PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
FOR AUGUST FIELDS RESIDENTIAL COMMUNITY, INC.

The undersigned Association gives notice in accordance with Texas Property Code §209.004.

1. Legal name of owners association: AUGUST FIELDS RESIDENTIAL COMMUNITY, INC.
2. Name of project or subdivision: August Fields
3. Recording data for subdivision (Plat recording information for land subject to the deed restrictions): SEE EXHIBIT A.
4. Recording data for the declaration and any/all amendments: SEE EXHIBIT A.
5. Contact information for association's managing agent:

Name:	PS Property Management
Mailing address:	1490 Rusk Road Unit 301, Round Rock TX 78665
Phone number:	512-251-6122
Email address:	info@psprop.net

6. Association website (if Association contains 60 or more lots or is professionally managed):
www.owner.psprop.net

7. Amount and description of all fees or charges by the association relating to a property transfer:

Resale Certificate:	\$375	Resale Certificate: 5-Day Rush	\$50
New Account Set-Up:	\$175	Resale Certificate: 3-Day Rush	\$75
Resale Certificate Update:	\$75	Resale Certificate: 1-Day Rush	\$125
HOA Working Capital (if any):	\$250		

Please plan ahead when ordering a resale certificate or update, by law the association has **10 business days** to provide the information once the request is received. The resale certificate is a detailed document containing significant amounts of information including lot-specific information, and takes time to compile. The association has no duty to offer "rush" service. Should the association elected offer "rush" or other expedited resale certificate processing, a fee for performing the service in an accelerated timeframe may be charged.

Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the property and common areas, prior to purchase. The purpose of this certificate is to provide information sufficient for a title company to correctly identify the community and to contact its governing association. This certificate does not purport to identify every publicly recorded document affecting the property, or to report every piece of information pertinent to the property. No person should rely on this certificate for anything other than instructions for contacting the association in connection with the transfer of title to a home in the subdivision. The registered agent for the association is on file with the Texas Secretary of State.

This certificate is filed of record in the county where the above-described project is located. It will be valid until a management certificate is filed of record or until a termination of this management certificate is filed of record, whichever is sooner.

AUGUST FIELDS RESIDENTIAL COMMUNITY, INC.

By

Printed name

Paige Bacon

Title:

Officer

OR

Managing agent (circle one)

Date

8/24/2021

STATE OF TEXAS

COUNTY OF Comal

This instrument was acknowledged before me on August 24th,
20 21 by Paige Bacon in the above stated capacity.

Notary signature

Annette Repka

Notary Public for the State of

Texas

Printed name of notary

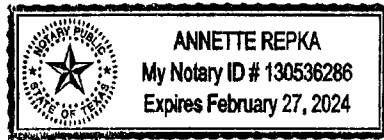
Annette Repka

My commission expires

2-27-2024

After recording, please return to:

Niemann & Heyer LLP
1122 Colorado, Suite 313
Austin, TX 78701



/Volumes/File Server/CLIENTS/August Fields/Rules legislative 2021/ManagementCertAugustFieldsHOA2021.doc

Exhibit A

AUGUST FIELDS

1. The following Declaration of Covenants, Conditions, and Restrictions recorded in, **Inst. 202006045377, 201906011692, 201906011772**, Official Public Records **Comal** County, Texas.
2. Notice of Dedicatory Instruments recorded in, **Inst. 201606041298, 201706044254, 201906027930, 202006043254, 202006043259, 201906011824**, Official Public Records **Comal** County, Texas.

/Volumes/File Server/CLIENTS/August Fields/Rules legislative 2021/ManagementCertAugustFieldsHOA2021 (with Ex.A).doc

**Filed and Recorded
Official Public Records
Bobbie Koepp, County Clerk
Comal County, Texas
09/20/2021 01:43:04 PM
TERRI 3 Pages(s)
202106049410**



Bobbie Koepp