



Dyana Limon-Mercado
Dyana Limon-Mercado, County Clerk
Travis County, Texas

Nov 06, 2025 11:21 AM Fee: \$33.00

2025123759

Electronically Recorded

**MANAGEMENT CERTIFICATE
INDUSTRY SOMA CONDOMINIUM COMMUNITY, INC.**

The undersigned, being an officer of Industry SOMA Condominium Community, Inc., and in accordance with Section 82.116 of the Texas Uniform Condominium Act, does hereby certify as follows:

1. The name of the condominium project: Industry SOMA Condominiums (the "**Condominium**").
2. The name of the Association: Industry SOMA Condominium Community, Inc., a Texas non-profit corporation (the "**Association**").
3. The location of the condominium: 1903 Keilbar Lane, Austin, Texas 78745.
4. The recording data for the declaration and amendments to the declaration: Declaration of Condominium Regime for Industry SOMA Condominiums, recorded as Document No. 2022194372 Official Public Records of Travis County, Texas, as amended by the instruments referenced in Attachment 1 attached hereto.
5. The mailing address of the Association: Industry SOMA Condominium Community, Inc., c/o Preferred Association Management Co., 700 Market St. Bldg. 3, Cedar Park, Texas 78613
6. The name and mailing address of the person managing the Association:

Name: Preferred Association Management
Mailing Address: 700 Market St. Bldg. 3, Cedar Park, Texas 78613
Attn: Peggi Brannon, Heather Hood
Telephone Number: 512-918-8100
Email Address: PAMco@PAMcotx.com
7. Website to access the Association's dedicatory instruments: <http://pamcotx.com>
8. Amount and description of fees related to property transfer in the Condominium: The Association fees are in the following amounts:

Working Capital Contribution - \$500.00

Resale Certificate Fee - \$375

Transfer Fee - \$200

This Certificate is effective as of the 5th day of November, 2025.

INDUSTRY SOMA CONDOMINIUM
COMMUNITY, INC., a Texas nonprofit corporation

By: Michael Win

Michael Winningham, President

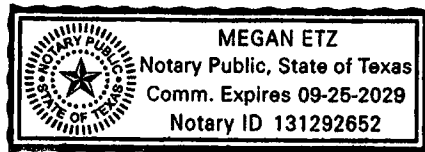
STATE OF TEXAS §

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COUNTY OF Travis §

This instrument was acknowledged before me this 5th day of November, 2025, by Michael Winningham, President of Industry SOMA Condominium Community, Inc., a Texas nonprofit corporation, on behalf of said non-profit corporation.

[SEAL]



Megan Etz
Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
Winstead, PC
900 W. Fifth St., Ste. 900
Austin, Texas 78701

ATTACHMENT 1

1. Declaration of Condominium Regime for Industry SOMA Condominiums, recorded as Document No. 2022194372 Official Public Records of Travis County, Texas.
 - a. First Amendment to Condominium Regime for Industry SOMA Condominiums, recorded as Document No. 2025064527, Official Public Records of Travis County, Texas.
 - b. Second Amendment to Condominium Regime for Industry SOMA Condominiums, recorded as Document No. 2025109939, Official Public Records of Travis County, Texas.
2. Industry SOMA Condominiums Community Manual, recorded as Document No. 2022194407, Official Public Records of Travis County, Texas.
 - a. First Amendment to Industry SOMA Condominiums Community Manual, recorded as Document No. 2025119996, Official Public Records of Travis County, Texas.