



Dyana Limon-Mercado

Dyana Limon-Mercado, County Clerk
Travis County, Texas

May 19, 2026 08:49 AM Fee: \$41.00

2026058258

Electronically Recorded

**FOURTH AMENDED AND RESTATED MANAGEMENT CERTIFICATE
OF
LONGVIEW RESIDENTIAL COMMUNITY, INC.**

The undersigned, being an officer or managing agent of Longview Residential Community, Inc., a Texas nonprofit corporation (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

THIS CERTIFICATE AMENDS, RESTATES AND REPLACES IN ITS ENTIRETY ALL PREVIOUSLY RECORDED MANAGEMENT CERTIFICATES FOR LONGVIEW RESIDENTIAL COMMUNITY, INC., INCLUDING, BUT NOT LIMITED TO, THOSE RECORDED UNDER DOCUMENT NOS. 2023082360, 2023090687, 2024115453 AND 2025032460, OFFICIAL PUBLIC RECORDS OF TRAVIS COUNTY, TEXAS.

1. The name of the subdivision: Longview.
2. The name of the Association: Longview Residential Community, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All of that certain real property in Travis County, Texas, made subject to that certain Longview Master Covenant [Residential], recorded as Document No. 2022012532 in the Official Public Records of Travis County, Texas, as the same may be amended from time to time (the "Covenant"), by the recording, from time to time, of one or more Notices of Applicability.
4. The recording data for the Covenant and any amendments to the Covenant: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the association: Longview Residential Community, Inc., c/o Capital Consultants Management Company (CCMC), Attn: Delores Ferguson, 8360 E. Via De Ventura Blvd. L-100, Scottsdale, AZ 85258.
6. The name, mailing address, telephone number, email address of the person managing the Association:

Name: Longview Residential Community, Inc.,
c/o Capital Consultants Management Company (CCMC)
Mailing Address: 8360 E. Via De Ventura Blvd. L-100, Scottsdale, AZ 85258
Attn: Delores Ferguson
Telephone Number: 480-624-7054
Email Address: dferguson@ccmcnet.com

7. Website to access the Association's dedicatory instruments: www.longviewatx.com
8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Assessment - \$950.00.

Lien Estoppel/Resale Certificate Fee - \$375.00.

No Title Sale - \$125.00

Resale Trustee/Lender Sale - \$125.00

Lender Questionnaire Fee (Standard) - \$50.00

Lender Questionnaire Fee (Custom) - \$150.00

Refinance/Lien Estoppel Update - \$50.00

Rush Fee - \$100.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

EXECUTED to be effective on the date this instrument is Recorded.

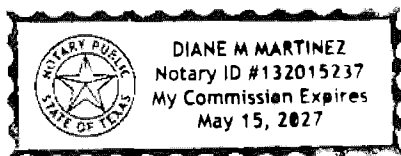
LONGVIEW RESIDENTIAL COMMUNITY, INC., a Texas nonprofit corporation

By: Michael Slack
Name: Michael Slack
Title: Vice President

STATE OF TEXAS §
 §
COUNTY OF Travis §

This instrument was acknowledged before me on 18 day of May, 2026, by Michael Slack, the Vice President of LONGVIEW RESIDENTIAL COMMUNITY, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

[SEAL]



[Signature]
Notary Public Signature

AFTER RECORDING RETURN TO:
Kristi E. Stotts, Esq.
WINSTEAD PC
600 W. 5th Street, Suite 900
Austin, Texas 78701
kstotts@winstead.com

ATTACHMENT 1

1. Longview Master Covenant [Residential], recorded under Document No. 2022012532, Official Public Records of Travis County, Texas, as same may be amended and supplemented from time to time.
 - a. First Amendment to Master Covenant for Longview [Residential], recorded under Document No. 2025032345, Official Public Records of Travis County, Texas.
2. Longview Development Area Declaration [Residential], recorded under Document No. 2023065441, Official Public Records of Travis County, Texas, as same may be amended and supplemented from time to time.
 - a. First Amendment to Development Area Declaration for Longview [Residential], recorded under Document No. 2025032365, Official Public Records of Travis County, Texas.
3. Longview Community Manual, recorded under Document No. 2023065458, Official Public Records of Travis County, Texas, as same may be amended and supplemented from time to time.
 - a. Longview First Supplement to Community Manual, recorded under Document No. 2023090626, Official Public Records of Travis County, Texas, as same may be amended and supplemented from time to time.
 - b. Longview Second Supplement to Community Manual, recorded under Document No. 2024111751, Official Public Records of Travis County, Texas, as same may be amended and supplemented from time to time.
 - c. Longview Supplement to Community Manual, recorded under Document No. 2026031667, Official Public Records of Travis County, Texas, as same may be amended and supplemented from time to time.
4. Longview Adoption of Working Capital Assessment, recorded under Document No. 2023065449, Official Public Records of Travis County, Texas.
5. Longview Notice of Applicability [Residential – Phase 1], recorded under Document No. 2023065508, Official Public Records of Travis County, Texas.
6. Longview Design Guidelines, recorded under Document No. 2023081500, Official Public Records of Travis County, Texas, as amended and supplemented from time to time.
 - a. First Amendment to Design Guidelines for Longview [Residential], recorded under Document No. 2025032374, Official Public Records of Travis County, Texas.
7. Longview Notice of Designation of Special Common Area [Phase 1], recorded under Document No. 2023081486, Official Public Records of Travis County, Texas.

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8. Longview Notice of Applicability [Residential - Phase 2], recorded under Document No. 2025045682, Official Public Records of Travis County, Texas.
9. Longview Notice of Applicability [Residential - Phase 3], recorded under Document No. 2026046388, Official Public Records of Travis County, Texas.

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