

**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
for
WIMBERLEY SPRINGS COMMUNITY ASSOCIATION, INC.**

THE STATE OF TEXAS §
 §
COUNTY OF HAYS §

The undersigned, being the Managing Agent of Wimberley Springs Community Association, Inc., a non-profit corporation (the "**Association**") organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code, which supersedes any Management Certificate previously filed by the Association:

1. Name of Subdivision: The name of the subdivision is Wimberley Springs.
2. Name of Association: The name of the Association is Wimberley Springs Community Association, Inc.
3. Recording Data for the Subdivision:
 - a. Wimberley Springs Section 1, a subdivision in Hays County, Texas, according to the map or plat thereof, recorded in Volume 14, Pg. 204, *et seq.*, of the Map Records of Hays County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - b. Woodcreek, Section Eleven (11), a subdivision in Hays County, Texas, according to the map or plat thereof, recorded in Volume 1, Pg. 234, *et seq.*, of the Map Records of Hays County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - c. Woodcreek, Section 12, a subdivision in Hays County, Texas, according to the map or plat thereof, recorded in Volume 1, Pg. 245, *et seq.*, of the Map Records of Hays County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - d. Woodcreek, Sections Thirteen (13) and Fourteen (14), a subdivision in Hays County, Texas, according to the map or plat thereof, recorded in Volume 1, Pg. 261, *et seq.*, of the Map Records of Hays County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - e. Section 16 of Woodcreek North, a subdivision in Hays County, Texas, according to the map or plat thereof, recorded in Volume 2, Pg. 11A, *et seq.*, of the Map Records of Hays County, Texas and all amendments and annexations thereto or replats thereof, if any.
 - f. Section 17 of Woodcreek North (Indian Oaks Estates), a subdivision in Hays County, Texas, according to the map or plat thereof, recorded in Volume 8, Pg. 46, *et seq.*, of the Map Records of Hays County, Texas and all amendments and annexations thereto or replats thereof, if any.

- g. Section 19, Woodcreek, a subdivision in Hays County, Texas, according to the map or plat thereof, recorded in Volume 1, Pg. 289, *et seq.*, of the Map Records of Hays County, Texas and all amendments and annexations thereto or replats thereof, if any.
- h. Woodcreek, Section 22, a subdivision in Hays County, Texas, according to the map or plat thereof, recorded in Volume 1, Pg. 341, *et seq.*, of the Map Records of Hays County, Texas and all amendments and annexations thereto or replats thereof, if any.
- i. Section 23 of Woodcreek North, a subdivision in Hays County, Texas, according to the map or plat thereof, recorded in Volume 1, Pg. 383, *et seq.*, of the Map Records of Hays County, Texas and all amendments and annexations thereto or replats thereof, if any.
- j. Woodcreek, Section Twenty-Five (25), a subdivision in Hays County, Texas, according to the map or plat thereof, recorded in Volume 2, Pg. 12, *et seq.*, of the Map Records of Hays County, Texas and all amendments and annexations thereto or replats thereof, if any. (excluding Lots 223-241)

4. Recording Data for the Declaration*:

a. Documents:

- (1) Declaration of Covenants, Conditions, and Restrictions for Wimberley Springs.
- (2) First Amendment to the Declaration of Covenants, Conditions, and Restrictions for Wimberley Springs.
- (3) Corrected Supplemental Declaration of Covenants, Conditions and Restrictions for Wimberley Springs (Annexation of Wimberley Springs Neighborhood 11 Formerly Woodcreek, Section 11).
- (4) Supplemental Declaration of Covenants, Conditions and Restrictions for Wimberley Springs (Annexation of Wimberley Springs Neighborhood 12 Formerly Woodcreek, Section 12).
- (5) Supplemental Declaration of Covenants, Conditions and Restrictions for Wimberley Springs (Annexation of Wimberley Springs Neighborhoods 13 and 14 Formerly Woodcreek, Sections 13 and 14).
- (6) Supplemental Declaration of Covenants, Conditions and Restrictions for Wimberley Springs (Annexation of Wimberley Springs

Neighborhood 16 Formerly Section 16 Woodcreek North).

- (7) Amendment to Supplemental Use Restrictions of Neighborhood 16 of Wimberley Springs (Formerly Section 16, Woodcreek North).
- (8) Supplemental Declaration of Covenants, Conditions and Restrictions for Wimberley Springs (Annexation of Wimberley Springs Neighborhood 17 Formerly Section 17 of Woodcreek North).
- (9) Supplemental Declaration of Covenants, Conditions and Restrictions for Wimberley Springs (Annexation of Wimberley Springs Neighborhood 19 Formerly Woodcreek, Section 19).
- (10) Supplemental Declaration of Covenants, Conditions and Restrictions for Wimberley Springs (Annexation of Wimberley Springs Neighborhood 22 Formerly Woodcreek, Section 22).
- (11) Restrictions Regarding Use of Reserve Tract A in Section 22.
- (12) Supplemental Declaration of Covenants, Conditions and Restrictions for Wimberley Springs (Annexation of Wimberley Springs Neighborhood 23 Formerly Section 23 Woodcreek North).
- (13) Supplemental Declaration of Covenants, Conditions and Restrictions for Wimberley Springs (Annexation of Wimberley Springs Neighborhood 25 Formerly Woodcreek, Section 25).

b. Recording Information:

- (1) Hays County Clerk's File No. 06038534.
- (2) Hays County Clerk's File No. 23042666.
- (3) Hays County Clerk's File No. 12016431.
- (4) Hays County Clerk's File No. 80028250.
- (5) Hays County Clerk's File No. 80039492.
- (6) Hays County Clerk's File No. 70006822.
- (7) Hays County Clerk's File No. 10020366.
- (8) Hays County Clerk's File No. 70006823.
- (9) Hays County Clerk's File No. 10034280.

(10) Hays County Clerk's File No. 11029626.

(11) Hays County Clerk's File No. 80029230.

(12) Hays County Clerk's File No. 70006824.

(13) Hays County Clerk's File No. 90005471.

5. Name and Mailing Address of the Association: The name and mailing address of the Association is Wimberley Springs Community Association, Inc. c/o PMI Austin Metro, 317 Ranch Road 620 S, Suite 106, Lakeway, TX 78734.

6. The Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is:

PMI Austin Metro
317 Ranch Road 620 S, Suite 106
512.710.0676
service@pmiaustinmetro.com

7. The Association's Dedicatory Instruments are available to Members online at:
<https://pmiam.cincwebaxis.com/wsca>

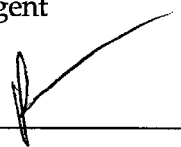
8. The Amount and Description of the Fees and Other Charges Charged by the Association in Connection with a Property Transfer:

Description	Fee
Resale Certificate	\$ 375.00
Transfer Fee	\$ 275.00
Rush Fee (optional - depending on request)	\$ 45.00 - \$100.00

Executed on this 29TH day of MARCH, 2024.

WIMBERLEY SPRINGS COMMUNITY ASSOCIATION, INC.

By: PMI Austin Metro,
Managing Agent

By: 

Printed: BRIAN KOSTER

Its: MANAGING AGENT

*This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of information pertinent to the Subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the Subdivision and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.

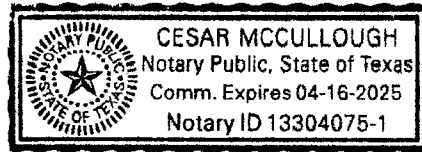
THE STATE OF TEXAS

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COUNTY OF BEXAR

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BEFORE ME, the undersigned notary public, on this 29 day of MARCH, 2024 personally appeared BRIAN KOSTER, Community Manager of PMI Austin Metro, Managing Agent for Wimberley Springs Community Association, Inc. known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed.



 Notary Public in and for the State of Texas

**THE STATE OF TEXAS
COUNTY OF HAYS**

I hereby certify that this instrument was FILED on the
date and the time stamped hereon by me and was duly
RECORDED in the Records of Hays County, Texas.

24032343 CERTIFICATE
08/22/2024 01:18:47 PM Total Fees: \$41.00

Elaine H. Cárdenas, MBA, PhD, County Clerk
Hays County, Texas

