

## 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:

1. **Name of the Subdivision:** Arbors of Fair Oaks

2. **Name of the Association:** Arbors of Fair Oaks Residential Community, Inc.

3. **Recording data for the Subdivision:**

Arbors of Fair Oaks, according to the plat recorded in Document no. 200206038282, Official Public Records of Comal County, Texas.

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

Documents recorded 201606049204, 201906046153, 201806010440, Official Public Records of Comal County, Texas.

5. **Name and mailing address of the Association:** Arbors of Fair Oaks 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://safo.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: \$300  
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 Fees: \$340  
Access Deactivation Fee: \$20

This management certificate is filed of record in Comal 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 Arbors of Fair Oaks Residential Community, Inc., Duly Authorized Agent  
Signed: April 16, 2025

**AFTER RECORDING RETURN TO:**

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

STATE OF TEXAS

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COUNTY OF COMAL

This instrument was signed before me on 4/16/25, 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



**Filed and Recorded**  
**Official Public Records**  
**Bobbie Koepf, County Clerk**  
**Comal County, Texas**  
**04/21/2025 08:52:41 AM**  
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*Bobbie Koepf*