



THE STATE OF TEXAS *

COUNTY OF BURNET *

**AMENDED MANAGEMENT CERTIFICATE
PURSUANT TO SECTION 209.004, TEXAS PROPERTY CODE**

HEADWATERS OF THE SAN GABRIEL PROPERTY OWNERS ASSOCIATION, INC., a Texas Non-Profit Corporation and Property Owners Association as defined by Chapter 209, Texas Property Code, hereby files this management certificate as required by Section 209.004, Texas Property Code.

Texas property Code:

1. The name of the subdivision is: Headwaters of the San Gabriel.
2. The name of the association is: Headwaters of the San Gabriel Property Owners Association, Inc.
3. The recording data for the subdivision is:
 - (a) Plat for Phase 1 recorded under Instrument No. 200809095 on 8/28/2008 of the Plat Records of Burnet County, Texas.
4. The current recording data for the declarations are:
 - (a) Amended and Restated Declaration of the Restrictive Covenants of the Headwaters of the San Gabriel Subdivision recorded as Instrument No. 202014290, on 11/2/2020 in the Official Public Records of Burnet County, Texas.
 - (b) First Amendment to the Amended and Restated Declaration of Restrictive Covenants of the Headwaters of the San Gabriel Subdivision recorded as Instrument No. 202303197, on 4/5/2023 in the Official Public Records of Burnet County, Texas.
 - (c) Bylaws of the Headwaters of the San Gabriel Property Owners Association, Inc. recorded as Instrument No. 202002143, on 2/19/2020 in the Official Public Records of Burnet County, Texas.
 - (d) First Amendment to the Bylaws of the Headwaters of the San Gabriel Property Owners Association, Inc. recorded as Instrument No. 202014865 on 11/12/2020 in the Official Public Records of Burnet County, Texas.
 - (e) Second Amendment to the Bylaws of the Headwaters of the San Gabriel Property Owners Association, Inc. recorded as Instrument No. 202117524 on 10/20/2021 in the Official Public Records of Burnet County, Texas.
 - (f) Third Amendment to the Bylaws of the Headwaters of the San Gabriel Property Owners Association, Inc. recorded as Instrument No. 202301215 on 2/8/2023 in the Official Public Records of Burnet County, Texas.
 - (g) Fourth Amendment to the Bylaws of the Headwaters of the San Gabriel Property Owners Association, Inc. recorded as Instrument No. 202312919 in the Official Public Records of Burnet County, Texas.
 - (h) Fifth Amendment to the Bylaws of the Headwaters of the San Gabriel Property Owners Association, Inc. recorded as Instrument No. 202410771 in the Official Public Records of Burnet County, Texas.

5. The name of the Association is HEADWATERS OF THE SAN GABRIEL PROPERTY OWNERS ASSOCIATION, INC. and the mailing address of the association is: 110 First Down Dash, Burnet, TX. 78611.
6. The name, mailing address, telephone number and email address of the person managing the association or the association's designated representative is: Alan Trevino, 110 First Down Dash, Burnet, TX. 78611, 512-461-4656, headwatersofthesangabriel@gmail.com
7. Other information the association considers appropriate is:
 - a. Articles of Incorporation of Headwaters of the San Gabriel Property Owners Association, Inc. recorded as Instrument No. 202005032 on 5/4/2020 in the Official Public Records of Burnet County, Texas.
 - b. Easement Agreement for Access, Grantor Justin Burton, recorded as Instrument No. 201909687 in the Official Public Records of Burnet County, Texas.
 - c. Amendment to the Covenants and Deed Restrictions of the Headwaters of the San Gabriel Subdivision recorded as Instrument No. 201003504 on 5/6/2010 in the Official Public Records of Burnet County, Texas.
 - d. Current annual dues are: \$237.00, raised to \$296.00 beginning January 1, 2025.
 - e. Current Transfer fee (resale) is \$75.00.
 - f. Road Repair Maintenance Fee for all new housing construction after January 1, 2024 is \$2,500.00.

SIGNED this 4th day of November, 2024.

HEADWATERS OF THE SAN GABRIEL PROPERTY OWNERS
ASSOCIATION, INC.

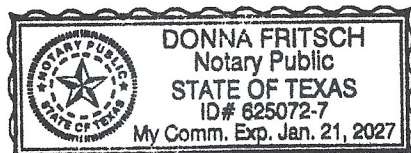
By: _____

Alan Trevino, President

THE STATE OF TEXAS *

COUNTY OF BURNET *

The above instrument was acknowledged before me by Alan Trevino, President,
Headwaters of the San Gabriel Property Owners Association, Inc, on this 4th day of
November, 2024.



Donna S. Fritsch
NOTARY PUBLIC, STATE OF TEXAS

After filing return to:

Headwaters of the San Gabriel POA

110 First Down Dash

Burnet, TX. 78611