

**MANAGEMENT CERTIFICATE FOR
PALOMA LAKE MASTER COMMUNITY, INC.
WILLIAMSON COUNTY**

STATE OF TEXAS §
COUNTY OF WILLIAMSON §

1. **Name of Subdivision:** Paloma Lake HOA
2. **Name of Association:** Paloma Lake Master Community, Inc.
3. **Recording Data for Subdivision:** See Exhibit "A"
4. **Recording Data for Declaration:** See Exhibit "A"
5. **Name and mailing address of Association:** Paloma Lake Master Community, Inc., 5316 W Hwy. 290 Service Road, Suite 100, Austin, TX 78735.
6. **The Association's designated representative is:** FirstService Residential Austin, LLC, 5316 W Hwy 290 Service Road, Suite 100, Austin, TX 78735; 512-266-6771 Office; Email: Austin@fsresidential.com Community Website: <https://PalomaLake.connectresident.com>
7. **Transfer Fee & Resale Disclosure Package:** There is a transfer fee in the amount of \$275.00 and a \$350.00 working cap fee, resale disclosure package fee in the amount of \$375.00 collected at closing from the buyer.
8. **Other information the Association considers appropriate for the governing, administration or operation of the subdivision and Association:** See Exhibit "A"

Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the Paloma Lake Master Community, Inc., as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

PALOMA LAKE MASTER COMMUNITY, INC.

By: _____

Print Name: Gerry Poe

Print Title: Managing Agent

STATE OF TEXAS §
COUNTY OF WILLIAMSON §

21 This instrument was acknowledged and signed before me on this the 1 day of September 2021 by Gerry Poe, the Managing Agent of the Paloma Lake Master Community, Inc., on behalf of the Association.

Notary Public - State of Texas

After Recording Return To:
FirstService Residential Austin, LLC
5316 W US HWY 290 Service Road, Ste 100
Austin, TX 78735

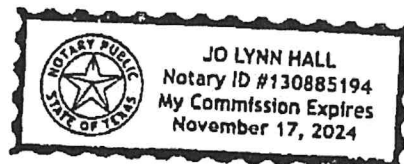


EXHIBIT "A"

Paloma Lake Master Community, Inc., a subdivision located in Williamson County, Texas, and any other subdivisions which have been or may be subsequently annexed thereto and made subject to the authority of the Paloma Lake Master Community, Inc., which sections were originally encumbered by dedicatory instruments filed of record in Williamson County, Texas as follows:

Recording Date	Filed Document	Recording Information
07/05/2007	Master Covenant	2007056999
10/31/2013	3 rd amendment - Fence Documents	2013102759
11/10/2011	Design Guidelines Version 2.0	2011076547
10/03/2012	First Amendment to Guidelines Ver. 2	2012082092
11/10/2011	PAL Guidelines 2011	2011076547
04/09/2012	PAL Amendment to Section 2	2012024798
12/01/2011	PAL Community Manual	2011081202
08/08/2013	PAL Xeriscape Guidelines	2013076264
04/25/2017	2 nd Amendment to Master Covenant	2017036363
09/10/2007	1 st Amendment to DAD	2007077623
07/06/2007	DAD Sect. 1A	2007057002
07/06/2007	Notice of Application Sect. 1A	2007057001
10/30/2007	Notice of App DAD Section 1B	2007091431
07/06/2007	DAD Sect. 2	2007057004
07/06/2007	Notice of Applicability Sect. 2	2007057003
11/10/2011	Amendment to DAD's	2011076548
10/04/2011	NOA Sect. 3	2011066665
06/28/2010	NOA of Master Covt. and DAD Sect. 6	2010042514
06/26/2012	NOA of Master Covt. and DAD Sect 7	2012049798
02/11/2014	NOA Sect. 9	2014009230
03/25/2009	Amendment to DAD All sections	2009020037
04/09/2012	Amendment to DAD	2012024798
01/03/2008	PAL First Amendment to DAD Sect. 17A & 18	2008001008
09/10/2007	PAL DAD Sect. 17A & 18	2007077625
09/10/2007	NOA Sect. 17A & 18	2007077624
05/05/2010	PAL NOA 17B & 19A	2010029202
11/10/2011	Amendment to DAD Sect. 19	2011076548
09/12/2011	NOA of Master Covt. & DAD Sect. 19B	2011060432
05/15/2012	NOA of Master Covt. & DAD Sect. 21	2012036130
12/18/2017	NOA of Master Covt. & DAD Sect. 26	2017115854
04/11/2014	Deed Without Warranty	2014025531
06/21/2007	Section 1A address plat	2007052076
10/05/2007	Section 1B address plat	2007085267
06/24/2007	Section 2 address plat	2007052136
04/29/2013	3B address plat	2013038072
09/08/2011	Section 3A address plat	2011059844
04/29/2013	Section 3B letter	2013038072

04/29/2013	Section 3B Page 2	2013038072
04/29/2013	Section 3B	2013038072
07/16/2013	Section 4B Revised plat	2013066595
03/02/2011	Section 4A plat	2011014008
05/21/2013	Section 5 plat	2013046013
05/20/2010	Section 6 Final plat	2010033040
05/15/2012	Section 7A plat	2012037122
05/07/2014	Section 7B address plat	2014033273
07/29/2016	Section 8 address plat	2016068617
01/30/2014	Section 9 address plat	2014006310
09/23/2013	Section 10 address plat	2013091276
06/26/2014	Section 11 address plat	2014048966
09/04/2015	Section 12 address plat	2015078514
03/28/2016	Section 14 address plat	2016025173
05/09/2019	Section 15 address plat	2019039698
10/25/2017	Section 16 address plat	2017098995
07/23/2007	Section 17 address plat	2007061773
07/23/2007	Section 18 address plat	2007061643
08/21/2013	Section 20A address plat	2013080981
04/17/2014	Section 20B address plat	2014027224
05/03/2012	Section 21 address plat	2012032880
01/24/2018	Section 22B address plat	2018094540
05/28/2015	Section 23A address plat	2015043829
04/04/2016	Section 23B address plat	2016027385
05/02/2016	Section 24 address plat	2016036756
02/15/2018	Section 25 address plat	2018012968
03/03/2016	Section 26 address plat	2016017824

① First+Service
5316 W. US Hwy 290 Service Road, Ste 100
Austin TX 78735

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2021179216

PMC Fee: \$34.00
11/23/2021 01:56 PM

JDISHER



Nancy E. Rister
Nancy E. Rister, County Clerk
Williamson County, Texas