

**AMENDED MANAGEMENT CERTIFICATE**  
*for*  
**HILLTOP SPRINGS ROAD MAINTENANCE FUND, INC.**

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THE STATE OF TEXAS     §  
  §  
COUNTY OF LAMPASAS   §

Pursuant to Section 209.004 of the Texas Property Code, the undersigned managing agent of Hilltop Springs Road Maintenance Fund, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, states as follows:

1.     Name of Subdivision: The name of the Subdivision is Hilltop Springs Ranch.
2.     Name of Association: The name of the Association is Hilltop Springs Road Maintenance Fund, Inc.
3.     Recording Data for the Subdivision: Hilltop Springs Ranch, a Subdivision in Lampasas County, Texas, recorded under File Number 172164 in the Real Property Records of Lampasas County, Texas, along with any amendments and supplements thereto.
4.     Recording Data for the Declaration: The Subdivision is subject to the Covenant for Road Maintenance Costs for Hilltop Springs Ranch Road recorded under File Number 174218 in the Real Property Records of Lampasas County, Texas, along with any amendments and supplements thereto.

Various policies and procedures of the Association are also of record in the Real Property Records of Lampasas County, Texas, and can be requested by prospective purchasers or property owners in the Subdivision via a Resale Certificate.

5.     Name and Mailing Address for the Association: The mailing address for the Association:

Hilltop Springs Road Maintenance Fund, Inc.  
c/o Empire South Realty, LLC  
10 2<sup>nd</sup> Street, Suite 1A  
Fernandina Beach, Florida 32034

6.     Name and Mailing Address of the Person Managing the Association or the Association's Designated Representative: The Association's Designated Representative is:

Empire South Realty, LLC  
10 2<sup>nd</sup> Street, Suite 1A  
Fernandina Beach, Florida 32034  
(855) 209-5166  
propertymanagement@empiresouthrealty.com

7. Website Address. www.empiresouthrealty.com

8. Transfer Fees. The Association may be contacted through its Designated Representative by email at propertymanagement@empiresouthrealty.com or by phone at (855) 209-5166. Purchasers are directed to contact the Association prior to purchasing or transferring property in the Subdivision to obtain a payoff statement and/or Resale Certificate. All purchasers/transferees are subject to a \$375.00 Certified Statement of Account (Transfer Fee). Additional fees may include: \$375.00 fee for a Resale Certificate, \$100.00 fee for any rush processing within 3 to 9 business days, and/or a \$200.00 fee for any rush processing within 48 hours or after closing.

Executed on this 30<sup>th</sup> day of OCTOBER 2023.

**Hilltop Springs Road Maintenance Fund, Inc.**

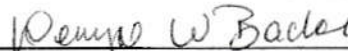


Brad Church, Designated Representative

THE STATE OF FLORIDA §  
§  
COUNTY OF NASSAU §

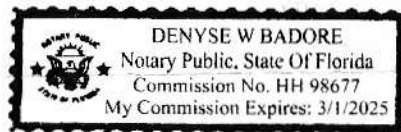
BEFORE ME, the undersigned notary public, on this day personally appeared Brad Church, Designated Representative of Hilltop Springs Road Maintenance Fund, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed the same for the purpose and in the capacity therein expressed.

SUBSCRIBED AND SWORN TO ME on this 30<sup>th</sup> day of October, 2023.



Notary Public in and for the Florida

Return to:  
**Lang & Associates, PLLC**  
1903 Vermont Street  
Houston, Texas 77019



199584

FILED FOR RECORD

11:00AM  
NOV 20 2023

DIANNE MILLER, COUNTY CLERK

LAMPASAS, LAMPASAS COUNTY

DEPUTY



I, Dianne Miller,  
County Clerk of Lampasas County,  
do hereby certify that this instrument,  
with its certificate of authentication,  
was filed and recorded in my office on

**November 20, 2023 at 2:44 P.M.**

Deed Records of Lampasas County  
**INSTRUMENT # 199584**

Witness my hand and seal of the County Court of Lampasas  
County, Texas. Dianne Miller, Lampasas County Clerk

By: Saulat Munoz, Deputy