

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS



*Dyana Limon-Mercado*

Dyana Limon-Mercado, County Clerk  
Travis County, Texas

Jul 03, 2025 09:40 AM Fee: \$29.00

**2025074103**

\*Electronically Recorded\*

**Villas on Travis Condominiums Owners' Association  
Management Certificate**

This Property Owners' Association Management Certificate is being recorded by Villas on Travis Condominiums Owners' Association (the Association) in compliance with the terms of the Texas Property Code Section 209.004 and supersedes any prior management certificate filed by the Association. The Association submits the following information:

**Name of the Subdivision:** Villas on Travis Condominiums

**Name of the Association:** Villas on Travis Condominiums Owners' Association

**Subdivision Location:** 2918 Ranch Road 620 N, Austin, TX 78734

**Recording Data for the Declaration is:** Recorded in Document No. 2000130237 in the Real Property Records of Travis County, Texas.

**Name and Mailing Address of the Association:**

Villas on Travis Condominiums Owners' Association  
c/o RowCal Management – Attn: Community Manager  
PO Box 421150  
Minneapolis, MN 55442

**Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or its Designated Representative:**

Villas on Travis Condominiums Owners' Association  
c/o RowCal Management – Attn: Community Manager  
PO Box 421150  
Minneapolis, MN 55442  
CareTeam@RowCal.com  
512-580-4212

**Website Address of the Association:**

<https://www.rowcal.com>

**Property Transfer Fee(s) Charged by the Association:**

Resale Certificate: \$375  
Upgraded Resale Certificate: \$450  
Advanced Dues: Current monthly assessment rate 2x  
Resale Certificate UPDATE (1-180 days): \$75  
Transfer Fees: \$275  
HomeWise Convenience Fee: \$9.95  
HomeWise Process Fees: \$20-50  
Resale Certificate RUSH: \$75-125

**Other Information**

Prospective purchases are advised to independently examine the Declaration, Bylaws, and all other governing documents of the Association, together with obtaining an official Resale Certificate, and performing a comprehensive physical inspection of the lot/home and common areas prior to purchase.

**ACKNOWLEDGEMENT**

State of Texas

County of Travis

Signed this the 19 day of June, 2025.

Villas on Travis Condominiums Owners' Association  
(A TEXAS NON-PROFIT CORPORATION)

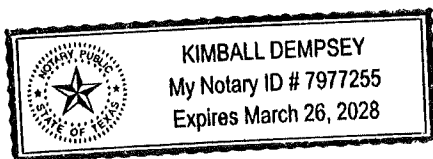
RowCal Management, LLC  
Name of Association or Person Managing Association

By: Sawyer Stubbs

Sawyer Stubbs - Managing Agent  
Printed Name and Title of the Above Person

**BEFORE ME**, the undersigned notary public, on this the 19<sup>th</sup> day of June, 2025.

Acknowledged this instrument was signed for the purposes and intent herein expressed.



[Signature]  
NOTARY PUBLIC IN AND FOR THE STATE OF TEXAS

Printed Name of Notary Kimball Dempsey

My Commission Expires 3/26/26

**After recording, return to the managing agent, RowCal Management:**

Villas on Travis Condominiums Owners' Association  
c/o RowCal Management – Attn: Community Manager  
PO Box 421150  
Minneapolis, MN 55442