

FILED AND RECORDED  
OFFICIAL PUBLIC RECORDS



*Dyana Limon-Mercado*

Dyana Limon-Mercado, County Clerk  
Travis County, Texas

Oct 15, 2024 11:22 AM Fee: \$37.00

**2024113967**

\*Electronically Recorded\*

This page is  
intentionally added for  
electronic file stamp.

The undersigned, being the Managing Agent of Lakeway Rough Hollow South Community, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code which supersedes any prior Management Certificate filed by Lakeway Rough Hollow South Community, Inc.:

1. Name of Subdivision: Lakeway Rough Hollow South.
2. Name of Association: Lakeway Rough Hollow South Community, Inc.
3. Recording Data for the Subdivision:
  - a) Lakeway Rough Hollow South is an addition to the city of Austin located in Travis County, Texas, according to the maps or plats thereof, recorded in the Map Records of Travis County, Texas, under File Numbers 201100156, 200600277, 200800242, 200500237, 201200130, 2006900012, and 200500239 along with any amendments or supplements thereto.
4. Recording Data for the Declaration:
  - a) Lakeway Rough Hollow South is subject to the Declaration of Covenants, Conditions, and Restrictions for Lakeway Rough Hollow South Community, Inc. which are filed in the real property records in Travis County, Texas as follows:
    - a. Filed Document: DCCER; Filed Date: July 25, 2005; Recording Information: 2005181058.
    - b. Filed Document: South Shore Second Amendment to DCCER; Filed Date: February 17, 2006; Recording Information: 2006028955
    - c. Filed Document: Rough Hollow South Shore Third Amendment to DCCER; Filed Date: May 18, 2007; Recording Information: 2007090795
    - d. Filed Document: Rough Hollow South Shore Fourth Amendment to DCCER; Filed Date: July 23, 2009; Recording Information: 2009124377
    - e. File Document: Rough Hollow South Shore Fifth Amendment to DCCER; Filed Date: September 21, 2009; Recording Information: 2009159181
    - f. File Document: Rough Hollow South Shore Sixth Amendment to DCCER; Filed Date: August 30, 2012; Recording Information: 2012145034
    - g. File Document: Rough Hollow South Shore Seventh Amendment to DCCER; Filed Date: September 19, 2017; Recording Information: 2017149988

- h. File Document: Rough Hollow South Shore Eighth Amendment to DCCER;  
Filed Date: June 3, 2021; Recording Information: 2021124138
5. Name and Mailing Address of the Association is: Lakeway Rough Hollow South Community, Inc. c/o FirstService Residential Texas, Inc., 5316 West US-290 Service Road, Ste. 100, Austin, Texas 78735.
  6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Lakeway Rough Hollow South Community, Inc. c/o FirstService Residential Texas, Inc., 5316 West US-290 Service Road, Ste. 100, Austin, Texas 78735.
  7. Telephone Number to Contact the Association is: 512-266-6771.
  8. Email Address to Contact the Association: Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o FirstService Residential via <https://www.fsresidential.com/texas/resale-and-lender-documents>. Alternatively, you may contact the office for FirstService Residential by e-mail at [Mgmt-CertificateTX@fsresidential.com](mailto:Mgmt-CertificateTX@fsresidential.com).
  9. The Association's website is: <https://roughhollow.connectresident.com>.
  10. Fees charged by the Association upon the sale or transfer of Property:
    - a. Resale Disclosure Package: \$375.00.
      - i. 1-2 days: \$500.00.
      - ii. 3-5 days: \$450.00.
    - b. Resale Disclosure Update: \$75.00.
    - c. Transfer Fee: Not to Exceed \$350.00.
    - d. Refinance Certificate Fee: \$125.00.
      - i. 1-2 days: \$250.00.
      - ii. 3-5 days: \$200.00.
    - e. Developer/Builder to Homeowner-Statement of Account: \$35.00.
      - i. 1-2 days: \$75.00.
      - ii. 3-5 days: \$50.00.
    - f. HOA Questionnaire (optional): \$250.00.
    - g. Loan Estimate Questionnaire (optional): \$100.00.
    - h. Working Capital:
      - i. Section 10 and Section 7 Upper Rim: \$215.00.
      - ii. Sections 1, 2, 5, and 7 Lower Rim: \$180.00.
      - iii. Section 8 (Villas at Rough Hollow): \$180.00.

Executed on this the 3 day of October 2024.

LAKEWAY ROUGH HOLLOW SOUTH  
COMMUNITY, INC.

By: K. Rose-Zapp  
Kristie Rose-Zapp, President of FirstService  
Residential Austin, LLC

THE STATE OF TEXAS

§

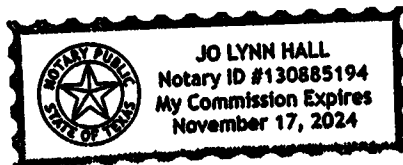
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ACKNOWLEDGMENT

COUNTY OF AUSTIN

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BEFORE ME, the undersigned notary public, on this the 3 day of October 2024 personally appeared, President of FirstService Residential Texas, Inc., and Managing Lakeway Rough Hollow South Community, Inc. known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.



[Signature]  
Notary Public in and for the State of Texas

E-RECORDED BY:

**IS** | SEARS  
BENNETT  
& GERDES, LLP

6548 GREATWOOD PKWY.

SUGAR LAND, TEXAS 77479