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Rebecca Guerrero, County Clerk
Travis County, Texas

Feb 17, 2022 03:34 PM Fee: \$38.00

2022030885

Electronically Recorded

**MANAGEMENT CERTIFICATE
OF
EAGLES LANDING PHASE 2 RESIDENTIAL COMMUNITY, INC.**

The undersigned, being an officer of Eagles Landing Phase 2 Residential Community, Inc., and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Eagles Landing Phase 2.
2. The name of the Association: Eagles Landing Phase 2 Residential Community, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: All that certain real property in Travis County, Texas, made subject to that certain Declaration of Covenants, Conditions and Restrictions for Eagles Landing Phase 2, recorded as Document No. 2022030317 in the Official Public Records of Travis County, Texas, as the same may be amended from time to time (the "**Declaration**"), and which is more particularly described on Exhibit "A" attached to the Declaration.
4. The recording data for the Declaration and any amendments to the Declaration: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the Association: Eagles Landing Phase 2 Residential Community, Inc., c/o RealManage, 9601 Amberglen Blvd., Suite #150, Austin, TX 78737.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name: Eagles Landing Phase 2 Residential Community,
Inc. c/o RealManage
Mailing Address: 9601 Amberglen Blvd., Suite #150, Austin, TX 78737
Attn: Marc Rodriguez
Telephone Number: 1-866-473-2573
Email Address: RealService@ciramail.com

7. Website to access the Association's dedicatory instruments:
<https://www.ciranet.com/ResidentPortal>
8. Amount and description of fees related to property transfer in the subdivision:
The Association fees are in the following amounts:

Working Capital Assessment - \$250.00

Transfer Fee - \$325.00

Resale Certificate Fee - \$375.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

EXECUTED to be effective on the date this instrument is Recorded.

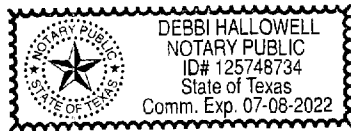
**EAGLES LANDING PHASE 2 RESIDENTIAL
COMMUNITY, INC.,**
a Texas nonprofit corporation

By: Shawn A. Kirkpatrick
Name: Shawn A Kirkpatrick
Title: President

STATE OF TEXAS §
 §
COUNTY OF Williamson §

This instrument was acknowledged before me on the 15th day of February,
2022, by Shawn A Kirkpatrick the President of Eagles Landing Phase 2 Residential
Community, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

(SEAL)



[Handwritten Signature]
Notary Public Signature

AFTER RECORDING RETURN TO:
Robert D. Burton, Esq.
Winstead PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
Email: rburton@winstead.com

ATTACHMENT 1

1. Declaration of Covenants, Conditions and Restrictions for Eagles Landing Phase 2, recorded as Document No. 2022030317 in the Official Public Records of Travis County, Texas, as the same may be amended from time to time.
2. Eagles Landing Phase 2 Community Manual, recorded as Document No. 2022030593 in the Official Public Records of Travis County, Texas, as the same may be amended and supplemented from time to time.
3. Eagles Landing Phase 2 Adoption of Working Capital Assessment, recorded as Document No. 2022030592 in the Official Public Records of Travis County, Texas, as the same may be amended from time to time.
4. Notice of Plat Recordation for Eagles Landing Phase 2, recorded as Document No. 2022030594 in the Official Public Records of Travis County, Texas.

ATTACHMENT 1

EAGLES LANDING PHASE 2 RESIDENTIAL COMMUNITY, INC.
MANAGEMENT CERTIFICATE