

Owners Association of Bradford Park, Inc.
Tuesday January 23 @ 7:00pm
Zoom Meeting
2024 Annual Meeting

Directors Present: President Keith Lindsey, Vice President Paul Goldfine. Property Manager Joe Gains was also present.

The meeting was called to order by President Keith Lindsey at 7:06pm.

Quorum: Quorum requirements, per the Association's By Laws requires 10% to achieve quorum. There are 278 homes within the Association so 28 homes represented are required to achieve quorum. Keith Lindsey asked Joe Gains if a quorum was represented. Joe Gains confirmed quorum was achieved. There were twenty-seven (27) proxies given to Keith Lindsey and five (5) homeowners present at the meeting for a total of 32 homeowners represented.

The 2023 annual Meeting Minutes were reviewed and approved by the members.

Joe Gains gave the Manager's report. Joe Gains stated that there was \$91,000 (\$91,025.19) in the operating account (checking account) and in the reserve account (money market) just south of \$36,000 (\$35,838.12) for a total of approximately \$126,000 (\$126,863.31) which Joe Gains stated was excellent financial position. Joe Gains briefly went over the Balance Sheet, the Income Statement and the 12 Month Income Statement with Annual Variance Estimate. Joe Gains stated that the Association did excellent in all categories on the Variance Report: collecting money and controlling costs. Joe Gains asked if there were any questions. A homeowner asked a question about those who don't pay their dues. Joe Gains stated that those homeowners get a letter reminding them every month and once they go through the process, it's up to the Board to decide if those homeowners are referred to the Association Attorney for collections. Joe stated that it's usually the Board's position to not refer a homeowner to the Attorney for collections. Joe Gains also stated that once the homeowner receives a letter from the Attorney, the homeowner usually pays their dues and associated collection costs. The homeowner asked if the Association puts a lien on the delinquent homeowner's home. Joe Gains stated that's the step before referring to the Attorney and once that's done, the homeowner can't sell their home without paying their balance with the Association. Joe Gains stated that the Association generally will get their money and it's been the Board's position not to add to a homeowner's problems when they are having financial issues.

Joe Gains then turned it over to Keith Lindsey for the Director's Report.

Keith Lindsey stated that he was going to read from the "Year in Review" in the current newsletter as it outlined what the Board had done during the year:

- In January, the mailbox cluster on Bradford Park Drive near Elizabeth Anne Lane was finally fixed by the United States Postal Service. The Board had to contact Representative Pete Sessions to get that done. In addition, the U.S. Postal Service notified us that they would not fix these things in the future because non-profit corporations are responsible for fixing their own mailbox clusters.

- In February, we had our Annual Meeting and elected a new Board Member, Paul Goldfine. Paul has attended every Board meeting and was present with his sweet wife, Kathy at National Night Out celebration that we had in October.
- In May, the mailbox lighting project was completed. Most residents have expressed appreciation for the completion of this project. Sadly, the mailbox cluster at Bradford Park Drive near Andres Way wasn't able to receive a mailbox light because of trees that block sunlight for which the solar panels depend. Numerous "solutions" have been discussed but have proved not to be viable solutions.
- Two notable things happened in July: The first was the Board approved a new Collections Policy which is available on bphoa.info. Second, the Board declared Vincent Falcon's position on the Board vacant because Vincent had missed three consecutive Board meetings. As of this writing, Jan 2, 2024, that position remains vacant.
- In October, we had our National Night Out celebration. Round Rock Police, Fire and a member of City Council were present. Turn out was low, but those who came had fun. Also in October, we had our Halloween Decorating Contest. The three winners of that were: 3212 Elizabeth Anne Lane, 3230 Elizabeth Anne Lane and 3012 John Wilson Lane. Congratulations to those winners!
- In November's Board meeting, we looked at the crumbling wall on High Country and what we could do about it. The entire wall from Bradford Park Drive to Donnell Drive is leaning toward High Country Blvd. The contractor told Keith Lindsey that the entire wall needs to be taken down and removed. Keith Lindsey met with a contractor and Joe Gains, our property manager received a quote for what it would take to tear down the and Remove the entire masonry wall: \$81,500.00!! Keith Lindsey also asked the Association attorney if the City partially owns that wall because that entire area from the street to the wall is owned by the City. The Association attorney stated that the masonry wall belongs to the properties that are up against that wall. Keith Lindsey is looking into what can be done to get the City to help with the cost of tear down and possible Removal of that masonry wall. The contractor suggested that a less costly solution would be to tear down the existing masonry wall and Remove it with a uniform wooden fence. That option is being discussed but has been tabled until Keith Lindsey confers with the City of Round Rock.
- Finally, we had our Holiday Decorating Contest of which there were four winners: 3230 Elizabeth Anne Lane, 3231 Elizabeth Anne Lane, 2945 Donnell Drive and 2954 Donnell Drive. Please see the article elsewhere in this newsletter for pictures of each display.

Keith Lindsey stated that if a homeowner owes money to the HOA, to please either pay it off now, or get on a payment plan because the provisions of the new collections policy have kicked in and bad things will happen to those who don't comply. Keith Lindsey stated that the Board has tried to make it as painless as possible.

Keith Lindsey stated that there was no new or old business and so moved to the next item on the agenda, election of Directors. Keith Lindsey stated that as far as he knew, he was the only declared candidate. Keith Lindsey asked if there was anyone who would like to run for the Board. No one volunteered. Keith Lindsey was then elected to another three-year term by acclamation.

Keith Lindsey stated that when the Association changed landscaping companies in 2022, the Association lowered landscaping costs by approximately 56% annually, price increases notwithstanding. Additionally, when the Association changed property management companies in 2022, property management costs were lowered by approximately 58% annually, price increases notwithstanding. Keith Lindsey stated that those two changes allowed the Board to keep the dues steady at \$170 per year and that when Keith Lindsey and his team took over the Board in September 2021, they lowered the dues from \$180 to \$170. Keith Lindsey stated that the Association is looking at a budgeted \$5,000 surplus, yet still getting the same services with lower annual dues for the past three years.

Keith Lindsey then opened up the floor to questions from the homeowners. A homeowner asked how tall the masonry wall was on High Country? Keith Lindsey answered that he believed it was about six feet tall. The homeowner then told everyone about fence-crete which is a product that looks like concrete, but is not concrete and is more cost effective. Paul Goldfine stated that the reason the current masonry wall is failing is that the footing wasn't put in deep enough to keep the wall from failing. The homeowner then asked why there was a cost in the budget for Concrete Repair/Maintenance. Keith Lindsey stated that was probably for the new mailbox lighting because the lights were bolted to the existing concrete near each of the mailbox clusters.

Another homeowner asked about collections are done. Keith Lindsey stated that there is a written Collection Policy and that it can be read at bphoa.info under the 2023 tab and then under the Collection Policy tab. Keith Lindsey stated that in at least two newsletters outlined the collection process and are on bphoa.info under the 2023 tab under Newsletters.

A homeowner asked if the HOA sends out receipts for the dues. Both Keith Lindsey and Joe Gains stated that the Association does not send out receipts, however, for those who pay through Town Square, a digital receipt is generated and for those who pay by check, their canceled check is their receipt.

Keith Lindsey went into a discussion about how the previous property management company kept all of the Association's records and how that came to be as well as how the Board responded. Keith Lindsey stated that the current records are still not 100%, and that if any homeowner had a canceled check or bank statement showing that they paid, that the Association would credit them upon presentation of the canceled check or bank statement.

A homeowner asked if there was a "clean break" from those who owed money prior to the Association records being kept by the previous property management company. Keith Lindsey responded that the Board did get delinquent balances just before that time and those have carried forward to present day if the homeowner(s) did not pay their dues. Keith Lindsey stated that the Board in 2022 voted to forgive all collection fees for homeowners from January 1, 2018 – July 1, 2022 because of the lack of records for 2022 and also the heavy-handedness of the previous Board and that the previous Board did not follow the Association's By Laws for years. Keith Lindsey stated that there is one homeowner who owes over \$5,000. Someone asked who that person was, and Keith Lindsey stated he could not tell them because that would be corrupt.

A homeowner on Zoom asked if Keith Lindsey could summarize the questions being asked. Keith Lindsey responded yes, and told the homeowner that the discussion was about collections.

Keith Lindsey then asked if there were anymore questions or concerns. There weren't. Keith Lindsey then attempted to adjourn the meeting, however, a homeowner reminded Keith Lindsey that it's the members who adjourn the meeting. Keith Lindsey told that homeowner that he was right. Keith Lindsey then asked for a motion to adjourn the meeting. A homeowner made that motion. Keith Lindsey then asked for a second. A second was heard. Keith Lindsey then asked for a vote to adjourn the meeting. No one voted no and Keith Lindsey declared that the "ayes" have it.

The meeting was adjourned at 19:41 hours, 7:41pm.

Owners Association of Bradford Park, Inc.

c/o GOODWIN & COMPANY
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Joe.Gaines@Goodwintx.com

ANNUAL MEETING TIME AND PLACE

Date: Tuesday, January 23, 2024
Meeting Time: 7:00 PM in person meeting
Place: Faith Baptist Church on Gattis School Road in person meeting
Zoom: You may also attend via Zoom. You will need to assign a proxy to vote for you in person
Join Zoom Meeting:

<https://us02web.zoom.us/j/83316192114?pwd=VXRBY05RdnRsUj9lVnc1bkNJRU5YUT09>

Meeting ID: 833 1619 2114
Passcode: 746522

AGENDA

1. Call to Order/Introductions/Quorum Verification
2. Review & Approval of 2023 Annual Meeting Minutes
3. Report of Board of Directors
4. Manager's Report/Townsquare
5. Old Business/ New Business
6. Election Candidates will be allowed to speak for three minutes
7. Election of 1 new Board Member
8. Homeowner Open Forum
9. Adjournment

We will be having an election during the in-person meeting to elect a Board Member to fill one open seat on the Board. If you are interested, please fill out the form on the next page.

This nomination form must be emailed to joe.gaines@goodwintx before January 20, 2024

We will also be taking nominations from the floor as a write in candidate and you will need to be present.

Owners Association of Bradford Park, Inc.
Tuesday February 21 @ 7:00pm
Zoom Meeting
2023 Annual Meeting

Directors Present: Vice President Molly Salzwedel, President Keith Lindsey.

Zoom crashed just prior to the meeting starting. Keith apologized to those at home for Zoom crashing.

The meeting was called to order by President Keith Lindsey at 7:06pm.

Quorum: There was a question as to if quorum was present. It was determined that quorum was short by one. Property Manager Joe Gains and President Keith Lindsey decided to go forward with the meeting.

The 2022 Annual Meeting Minutes were approved by the members.

Joe Gains gave the Manager's report.

Joe stated that the most significant item on the report was the balance sheet and there was \$91,824.63 in the regular checking account and \$29,790.00 in the Money Market Account. Joe stated that the Association was well-funded.

Joe stated that all reports are available to all members on Town Square. Joe stated that Goodwin & Co. never did receive any information or reports from Connect Community Management, Bradford Park's former property management company.

Joe encouraged everyone to join Town Square.

Joe then turned it over to President Keith Lindsey who gave the Board Report.

Keith gave some of the lowlights and highlights of 2022:

Keith thanked Molly Salzwedel for her service to Bradford Park including:

- Her service as a Board member.
- Her service as Newsletter Chairperson.
- Her service orchestrating all social activities for 2022.

Molly responded that she liked doing the social activities and would be willing to do them for 2023. Keith responded that if she was willing, that the Board could use her help.

Keith discussed the broken mailbox that was on Bradford Park Drive near Elizabeth Anne Lane. He discussed the Board's efforts in contacting Congressman Pete Sessions and his legislative aide, Stanton Bain who was told by the U.S.P.S. that the mailbox repair/replacement was the responsibility of the association because it is a non-profit corporation and corporations are responsible for repair/replacing their own mailboxes. However, the Congressional Inquiry generated by the Board's letter was received by Christina Moreno of the San Antonio U.S.P.S. Christina persuaded her superior to replace the mailbox free-of-charge to the association but told Keith that future mailboxes would have to be repaired or replaced by the association.

Keith then stated that for the first time in years, the Association celebrated National Night Out (NNO). Keith again thanked Molly Salzwedel for orchestrating the entire event.

Keith stated that in previous years, there was only one Board meeting per year. In 2022, there were five. Keith stated that our documents require us to have a Board meeting once a quarter but Keith likes to have them every 60 days or so because the meetings are shorter and it helps the Board stay in tune with the neighborhood's needs and wants.

Keith stated that he wrote articles for the Newsletter about dissolution and mentioned that the Association owns no property within Bradford Park but may have a duty of care for the area on High Country. Keith and his team have not researched that.

Keith then turned it back over to Joe for the election of a Director. Joe asked for volunteers to run for the Board. Homeowner Béla Hahn asked what a Board member does and what kind of time requirement is needed to run for the Board? Keith responded that Board members respond to homeowner complaints, attend Board meetings and social activities. The time requirement for this Board is about two hours every other month, responding to emails and amicably working with other Board members taking care not to blindside the other Board members by going behind their back. Molly stated that the Board doesn't play childish games with one another and facilitates helping other homeowners with whatever tasks they may need.

Keith then thanked Joe Gains as Property Manager.

Joe then stated that there was only one person who volunteered to run for the Board, Paul Goldfine. Keith read Paul Goldfine's statement to the Association on why he was running for the Board because Paul had back surgery that didn't permit him to be present in-person, but was present in the Zoom call.

Joe then asked if anyone in the room wanted to run for the Board. No one responded.

Joe then asked Béla if he wanted to run for the Board. Béla said no.

Joe asked Molly Salzwedel if she wanted to run for the Board. Molly said no.

Joe then stated that because there was no opposition to Paul, there was no vote and Paul was elected by acclamation to the Board.

Keith then opened the floor for Homeowner Forum.

A homeowner asked if anything could be done about her next door neighbor's home and the mess behind their fence. The neighbor's home was a rental and she didn't have any success talking the the neighbor's property management company. Keith stated that our documents do not allow us to fine for infractions and that the HOA can send letters about infractions. Keith stated that he's been referring cases like that to the City of Round Rock because they have more 'teeth' than the HOA. Keith stated that he'd come by and report it to the City.

Another homeowner asked about ACC requests. Keith stated that unless there is a substantial change in color or design, replacing existing structures like fences do not need an ACC request. Keith also

stated that Jamie Lodes and his ACC Committee have done a wonderful job with both ACC requests and Yard of the Month (YOM) and the Holiday Decorating Contests.

Another question was brought up about fences on the side or in the front yard. Keith stated that the Board passed a policy that was in accordance with Texas Law that was passed and went into effect in 2021 that governs what materials and colors are needed to do such a project and that an ACC request would be needed for such a project.

A question was brought up by another homeowner about planting trees. Keith suggested that the homeowner call 811 to have the area where the tree was going to be planted marked so the homeowner could avoid digging and hitting water, sewage or electrical lines. Keith stated that the Association does not require ACC requests for area beautification. Lee Stalnaker stated that 811 does not do water and sewer. Béla Hahn stated that if you're in the City and all of our subdivision is, that 811 will add the City to the 811 call to mark for electrical.

A question was asked if the Association could pass something to limit the number of rental units within Bradford Park. Keith responded that he didn't know if we could legally do that as it's not in our documents. Keith stated that Texas is big on homeowner rights, but we could ask the HOA attorney about that. Keith stated that the last he counted there were 73 off-site owners out of 278, or a little bit more than one-quarter within Bradford Park. The homeowner responded that she was not concerned about people renting out their homes as she was with big corporations buying homes and driving up the price of homes within Bradford Park.

Another question was asked about the Association putting in something like a swimming pool. Keith responded stating that first, there's no where close to put in such a structure and also that there are rules associated with swimming pools maintained by homeowner associations. There has to be adequate parking and shower facilities as well as it has to be maintained and also insured. Keith stated that the cost to do such a thing would be at or in excess of \$2 million dollars and would require monthly dues of around \$600 as well as a special assessment of at least \$2,000 from each homeowner. Molly stated that because there is no land nearby, it's moot to discuss an association swimming pool.

At that point, Zoom crashed again and everyone decided to leave.

Keith ended the meeting without objection at 8:00pm.

Addendum: Keith Lindsey asked Joe Gains for a count of how many were present or represented at the 2023 Annual Meeting. Joe responded with the following count:

Keith:	16 (Keith said 15 at the Annual Meeting).
Molly:	4.
Luz Lozano:	1 (Assigned to herself in error).
Sign-ins:	6.
Total:	27.

One short of quorum. Joe stated on February 24, 2023 that he had not received any late proxies as of that date.

On February 25, 2023, Keith Lindsey turned in one proxy from Jason Barzee of 2711 Vinson Court. Keith had Jason sign the current date, February 25, 2023 on the proxy.

On February 27, 2023, Joe Gains accepted Jason Barzee's proxy as the 28th proxy for the Annual Meeting, making quorum.

Keith Lindsey further researched the By Laws and found Article III, Sections 5 & 6:

- Section 5. Quorum. The presence at the meeting of members entitled to cast, or of proxies entitled to cast, one-tenth (1/10th) of the votes of each class of membership shall constitute a quorum for any action except as otherwise provided in the Articles of Incorporation, the Declaration, or these By-Laws. **If, however, such quorum shall not be present or represented at any meeting, the Members entitled to vote thereat shall have the power to adjourn the meeting from time to time, without notice other than announcement at the meeting, until a quorum as aforesaid shall be present or be represented.** (emphasis added.)
- Section 6. Proxies. At all meetings of members, each member may vote in person or by proxy. All proxies shall be in writing and filed with the Secretary. Every proxy shall be revocable and shall automatically cease upon conveyance by the Member of his lot or **eleven months from the date said proxy is executed.** (emphasis added.)

Bradford Park (Round Rock)

Balance Sheet

Period 12/31/2023

Assets

Cash

Cking - Western Alliance	91,025.19	
MMA - Western Alliance	35,838.12	
Total Cash	<u>126,863.31</u>	
Total Assets		<u>126,863.31</u>

Liabilities & Equity

Prepaid Assessments

Prepaid Income	2,702.97	
Total Prepaid Assessments	<u>2,702.97</u>	

Fund Balance

Fund Change-Prior Mgr	1,757.75	
Fund Change-RE Oper	(6,133.72)	
Fund Change 2021	0.24	
Fund Change 2022	(3,987.06)	
Tran Fr Prior Mgr	127,739.42	
Fund Change	4,783.71	
Total Fund Balance	<u>124,160.34</u>	
Total Liabilities & Equity		<u>126,863.31</u>

Bradford Park (Round Rock)

Income Statement

Period 12/1/2023 To 12/31/2023 11:59:00 PM

	Month to Date	%	Year to Date	%
Operating Income				
Assessments				
Assessments	510.00	95.23%	44,850.82	96.53%
Total Assessments	510.00	95.23%	44,850.82	96.53%
Other Income				
Interest Income	6.29	1.17%	71.20	0.15%
Late Fee	11.28	2.11%	658.37	1.42%
AR Fee Income	8.00	1.49%	12.00	0.03%
NSF Fees	0.00	0.00%	25.00	0.05%
Prior Mgr - AR Fees	0.00	0.00%	847.64	1.82%
Total Other Income	25.57	4.77%	1,614.21	3.47%
Total Income	535.57	100.00%	46,465.03	100.00%
Expense				
Administrative Expenses				
Accounting	0.00	0.00%	625.00	1.50%
Accounting-Audit	0.00	0.00%	34.50	0.08%
Copies	607.15	24.15%	2,030.25	4.87%
Admin-AR Fees	64.00	2.55%	250.00	0.60%
Legal Expense	0.00	0.00%	7,557.90	18.13%
Management Fees	927.00	36.87%	11,124.00	26.69%
Meeting Expense	250.00	9.94%	649.90	1.56%
Postage/Delivery	186.30	7.41%	1,226.56	2.94%
Printing-Newsletter	0.00	0.00%	195.43	0.47%
Social Events	54.95	2.19%	2,757.19	6.61%
Total Administrative Expenses	2,089.40	83.10%	26,450.73	63.46%
Property Expenses				
Concrete Repair/Maint	0.00	0.00%	2,403.15	5.77%
Landscape-Maint	425.00	16.90%	6,325.00	15.17%
Lighting	0.00	0.00%	1,602.10	3.84%
Signage Install/Maint	0.00	0.00%	853.67	2.05%
Total Property Expenses	425.00	16.90%	11,183.92	26.83%
Tax/Ins/Interest Exp				
Ins-F&EC or Package	0.00	0.00%	4,046.67	9.71%
Total Tax/Ins/Interest Exp	0.00	0.00%	4,046.67	9.71%
Transfer Proof				
Tran fr Oper to Res	500.00	19.89%	6,000.00	14.39%
Dep fr Oper to Res	(500.00)	-19.89%	(6,000.00)	-14.39%
Total Transfer Proof	0.00	0.00%	0.00	0.00%
Total Expense	2,514.40	100.00%	41,681.32	100.00%
Fund Change	(1,978.83)		4,783.71	

Bradford Park (Round Rock)
Budget Comparison
Period 12/1/2023 To 12/31/2023 11:59:00 PM

	Current Month Operating				Year to Date Operating				Annual
	Actual	Budget	\$ Var	% Var	Actual	Budget	\$ Var	% Var	
Income									
Assessments									
Assessments	510.00	0.00	510.00	0.00%	44,850.82	47,260.00	(2,409.18)	5.10%	47,260.00
Total Assessments	510.00	0.00	510.00	0.00%	44,850.82	47,260.00	(2,409.18)	5.10%	47,260.00
Other Income									
Interest Income	6.29	0.00	6.29	0.00%	71.20	0.00	71.20	0.00%	0.00
Late Fee	11.28	0.00	11.28	0.00%	658.37	0.00	658.37	0.00%	0.00
AR Fee Income	8.00	0.00	8.00	0.00%	12.00	0.00	12.00	0.00%	0.00
NSF Fees	0.00	0.00	0.00	0.00%	25.00	0.00	25.00	0.00%	0.00
Prior Mgr - AR Fees	0.00	0.00	0.00	0.00%	847.64	0.00	847.64	0.00%	0.00
Total Other Income	25.57	0.00	25.57	0.00%	1,614.21	0.00	1,614.21	0.00%	0.00
Total Income	535.57	0.00	535.57	0.00%	46,465.03	47,260.00	(794.97)	1.68%	47,260.00
Expense									
Administrative Expenses									
Accounting	0.00	0.00	0.00	0.00%	625.00	775.00	(150.00)	19.35%	775.00
Accounting-Audit	0.00	0.00	0.00	0.00%	34.50	0.00	34.50	0.00%	0.00
Copies	607.15	5.00	602.15	-12043.00%	2,030.25	1,721.00	309.25	-17.97%	1,721.00
Admin-AR Fees	64.00	300.00	(236.00)	78.67%	250.00	3,600.00	(3,350.00)	93.06%	3,600.00
Legal Expense	0.00	300.00	(300.00)	100.00%	7,557.90	3,600.00	3,957.90	-109.94%	3,600.00
Management Fees	927.00	927.00	0.00	0.00%	11,124.00	11,124.00	0.00	0.00%	11,124.00
Meeting Expense	250.00	0.00	250.00	0.00%	649.90	413.00	236.90	-57.36%	413.00
Misc General Expense	0.00	35.00	(35.00)	100.00%	0.00	420.00	(420.00)	100.00%	420.00
Postage/Delivery	186.30	5.00	181.30	-3626.00%	1,226.56	1,208.00	18.56	-1.54%	1,208.00
Printing-Newsletter	0.00	170.00	(170.00)	100.00%	195.43	1,020.00	(824.57)	80.84%	1,020.00
Social Events	54.95	1,500.00	(1,445.05)	96.34%	2,757.19	6,000.00	(3,242.81)	54.05%	6,000.00
Yard of The Month	0.00	100.00	(100.00)	100.00%	0.00	1,200.00	(1,200.00)	100.00%	1,200.00
Total Administrative Expenses	2,089.40	3,342.00	(1,252.60)	37.48%	26,450.73	31,081.00	(4,630.27)	14.90%	31,081.00
Property Expenses									
Concrete Repair/Maint	0.00	0.00	0.00	0.00%	2,403.15	0.00	2,403.15	0.00%	0.00
Landscape-Maint	425.00	400.00	25.00	-6.25%	6,325.00	7,200.00	(875.00)	12.15%	7,200.00
Lighting	0.00	0.00	0.00	0.00%	1,602.10	0.00	1,602.10	0.00%	0.00
Signage Install/Maint	0.00	0.00	0.00	0.00%	853.67	0.00	853.67	0.00%	0.00
Total Property Expenses	425.00	400.00	25.00	-6.25%	11,183.92	7,200.00	3,983.92	-55.33%	7,200.00
Tax/Ins/Interest Exp									
Ins-D & O	0.00	0.00	0.00	0.00%	0.00	2,113.00	(2,113.00)	100.00%	2,113.00
Ins-F&EC or Package	0.00	0.00	0.00	0.00%	4,046.67	433.00	3,613.67	-834.57%	433.00
Total Tax/Ins/Interest Exp	0.00	0.00	0.00	0.00%	4,046.67	2,546.00	1,500.67	-58.94%	2,546.00
Transfer Proof									
Tran fr Oper to Res	500.00	500.00	0.00	0.00%	6,000.00	6,000.00	0.00	0.00%	6,000.00
Dep fr Oper to Res	(500.00)	0.00	(500.00)	0.00%	(6,000.00)	0.00	(6,000.00)	0.00%	0.00
Total Transfer Proof	0.00	500.00	(500.00)	100.00%	0.00	6,000.00	(6,000.00)	100.00%	6,000.00
Total Expense	2,514.40	4,242.00	(1,727.60)	40.73%	41,681.32	46,827.00	(5,145.68)	10.99%	46,827.00
Fund Change	(1,978.83)	(4,242.00)	2,263.17	53.35%	4,783.71	433.00	4,350.71	0.00%	433.00

Bradford Park (Round Rock)
12 Month Income Statement with Annual Variance Estimate
Period 12/1/2023 To 12/31/2023 11:59:00 PM

	Operating														
	01/2023	02/2023	03/2023	04/2023	05/2023	06/2023	07/2023	08/2023	09/2023	10/2023	11/2023	12/2023	Total	Budget	Variance
INCOME															
Assessments															
Assessments	28,677	2,984	4,366	3,240	2,795	510	749	510	0	0	510	510	44,851	47,260	(2,409)
TOTAL Assessments	28,677	2,984	4,366	3,240	2,795	510	749	510	0	0	510	510	44,851	47,260	(2,409)
Other Income															
Interest Income	6	5	6	6	6	6	6	6	6	6	6	6	71	0	71
Late Fee	3	4	13	102	498	1	6	8	0	0	11	11	658	0	658
AR Fee Income	0	0	0	0	0	0	0	0	0	0	4	8	12	0	12
NSF Fees	0	0	0	25	0	0	0	0	0	0	0	0	25	0	25
Prior Mgr - AR Fees	0	0	0	0	848	0	0	0	0	0	0	0	848	0	848
TOTAL Other Income	9	9	19	133	1,351	7	12	15	6	6	21	26	1,614	0	1,614
TOTAL INCOME	28,686	2,993	4,384	3,373	4,146	517	762	525	6	6	531	536	46,465	47,260	(795)
EXPENSES															
Administrative Expenses															
Accounting	0	0	0	0	625	0	0	0	0	0	0	0	625	775	(150)
Accounting-Audit	0	0	0	0	0	35	0	0	0	0	0	0	35	0	35
Copies	118	69	111	0	366	165	151	89	121	67	166	607	2,030	1,721	309
Admin-AR Fees	0	0	62	0	0	104	0	0	0	10	10	64	250	3,600	(3,350)
Legal Expense	894	2,197	0	0	1,420	0	180	649	2,142	0	75	0	7,558	3,600	3,958
Management Fees	927	927	927	927	927	927	927	927	927	927	927	927	11,124	11,124	0
Meeting Expense	0	250	0	0	0	0	0	0	0	0	150	250	650	413	237
Misc General Expense	0	0	0	0	0	0	0	0	0	0	0	0	0	420	(420)
Postage/Delivery	15	7	14	195	81	25	219	220	18	216	30	186	1,227	1,208	19
Printing-Newsletter	0	195	0	0	0	0	0	0	0	0	0	0	195	1,020	(825)
Social Events	318	0	0	0	0	0	0	0	1,770	398	216	55	2,757	6,000	(3,243)
Yard of The Month	0	0	0	0	0	0	0	0	0	0	0	0	0	1,200	(1,200)
TOTAL Administrative Expense	2,272	3,645	1,114	1,122	3,419	1,255	1,477	1,885	4,979	1,618	1,574	2,089	26,451	31,081	(4,630)
Property Expenses															
Concrete Repair/Maint	0	0	0	0	2,403	0	0	0	0	0	0	0	2,403	0	2,403
Landscape-Maint	400	300	800	800	1,075	400	425	0	425	850	425	425	6,325	7,200	(875)
Lighting	0	0	0	0	1,602	0	0	0	0	0	0	0	1,602	0	1,602
Signage Install/Maint	0	0	0	0	0	0	0	0	496	0	357	0	854	0	854
TOTAL Property Expenses	400	300	800	800	5,080	400	425	0	921	850	782	425	11,184	7,200	3,984
Tax/Ins/Interest Exp															
Ins-D & O	0	0	0	0	0	0	0	0	0	0	0	0	0	2,113	(2,113)
Ins-F&EC or Package	0	523	0	2,282	211	211	819	0	0	0	0	0	4,047	433	3,614
TOTAL Tax/Ins/Interest Exp	0	523	0	2,282	211	211	819	0	0	0	0	0	4,047	2,546	1,501
Transfer Proof															
Tran fr Oper to Res	0	0	0	0	0	3,000	500	500	500	500	500	500	6,000	6,000	0
Dep fr Oper to Res	0	0	0	0	0	(3,000)	(500)	(500)	(500)	(500)	(500)	(500)	(6,000)	0	(6,000)
TOTAL Transfer Proof	0	0	0	0	0	0	0	0	0	0	0	0	0	6,000	(6,000)
TOTAL EXPENSES	2,672	4,469	1,914	4,205	8,710	1,866	2,721	1,885	5,900	2,468	2,356	2,514	41,681	46,827	(5,146)

Bradford Park (Round Rock)

12 Month Income Statement with Annual Variance Estimate

Period 12/1/2023 To 12/31/2023 11:59:00 PM

	Operating														
	01/2023	02/2023	03/2023	04/2023	05/2023	06/2023	07/2023	08/2023	09/2023	10/2023	11/2023	12/2023	Total	Budget	Variance
Excess Revenue / Expense	<u>26,014</u>	<u>(1,476)</u>	<u>2,470</u>	<u>(831)</u>	<u>(4,564)</u>	<u>(1,349)</u>	<u>(1,959)</u>	<u>(1,361)</u>	<u>(5,894)</u>	<u>(2,462)</u>	<u>(1,825)</u>	<u>(1,979)</u>	<u>4,784</u>	<u>433</u>	<u>4,351</u>

OWNERS ASSOCIATION OF BRADFORD PARK INC

**BOARD OF DIRECTORS NOMINATION FORM
for the
2024 ANNUAL MEETING**

ANNUAL MEETING TIME AND PLACE

Date: January 23, 2024
Meeting Time: 7:00 PM in person meeting
Place: Faith Baptist Church on Gattis School Road in person meeting
Zoom Option
(if you cannot attend the in-person meeting)

Join Zoom Meeting
<https://us02web.zoom.us/j/7752695906?pwd=a1kyN3VuWUNhVUppOWWxYbGdLbXQxQT09>

Meeting ID: 775 269 5906 Passcode: 531601

.....
Please print your name if you are interested in running for a position on the Board of Directors of the Owners Association of Bradford Park, Inc.

Name: Keith A. Lindsey

Address: 2610 Andres Way, Round Rock, TX 78664-5712

Short Bio why you want to be on the Board:

I am running for the Board of Directors once more to continue the work that I began on Feb 17, 2021 which is to facilitate the dissolution of the Association, or at the very least to have a vote of the members on that subject.

When I won election to the Board, I told everyone that I knew how to run this Association. Here are some of the accomplishments that I, as part of a team, have accomplished during my term:

- o Removed corruption and conflicts of interest from the Board by removing two Board members for cause
- o Removed the previous property management company, hired Goodwin & Co. thereby saving almost 58% for property management costs annually
- o Removed the previous landscaping company, hiring a new one thereby saving almost 56% for landscaping costs annually
- o Lowered the annual dues from \$180 in 2020 to \$170 in 2021 and kept that rate since

- Instituted a plan of transparency by:
 - Creating and maintaining bphoa.info
 - Buying our own Zoom account and recording every meeting, posting those recordings, both audio and video on bphoa.info
 - Posting all financial info, newsletters and City of Round Rock information on bphoa.info
 - Reinstated and now create the semi-monthly newsletter
 - Maintained the virtual Annual Meeting option for those who wish to attend the Annual Meeting via Zoom instead of in-person while reinstating in-person Annual Meetings
- Reinstated and help to plan and execute National Night Out annually
- Researched and uncovered that the Association owns no common area property and we are in the process of having the City of Round Rock maintain that area going forward.
- Helped with the driveway apron house number painting
- Helped facilitate the installation of mailbox cluster lights where possible
- Made myself available to homeowners with issues and work diligently to get those issues solved as quickly as possible
- To the best of my ability, have done everything in accordance with Texas Law and our governing documents

If you believe that I have done a good job and value these accomplishments, I humbly ask for your vote for another term to continue my work.

This nomination form must be emailed to joe.gaines@goodwintx before January 20, 2024.

We will also be taking nominations from the floor as a write in candidate and you will need to be present.

If you are currently on the Board and your term is ending, you will need to fill this form out, if you wish to re-run in the election.

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

278 x 1070 = 28 HOMEOWNERS

27 PROXIES
6 IN PERSON

706 PM

740 AM

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2938 Donnell Drive,	0	0.00000000	2938 DD Series E - JCJ Cap	PO Box 2093 Opelika, AL 36803		
3002 John Wilson Lane,	0	0.00000000	Abdulahdi & Nadine El-Bdour	3002 John Wilson Lane Round Rock, TX 78664	eyad.abdulahdi@gmail.com	
2902 Donnell Drive,	0	0.00000000	ACRO Investments, LLC,	2404 White Dove Pass Austin, TX 78734	: 214-325-9117 2902donnellrr@gmail.com	
3238 Elizabeth Anne Lane,	0	0.00000000	Agu, Pauline	3238 Elizabeth Anne Lane Round Rock, TX 78664		
3245 Elizabeth Anne Lane,	0	0.00000000	Al Samir, Memody	3616 Far West Blvd #117-264 Austin, TX 78731	: 512 383 6928 msasife@gmail.com	
2966 Donnell Drive,	0	0.00000000	Alcala, Jose	2966 Donnell Drive Round Rock, TX 78664		
2937 Donnell Drive,	0	0.00000000	Alemoush, Shahira	2937 Donnell Drive Round Rock, TX 78664		
2600 Andres Way,	0	0.00000000	Alexander, Melnichuk	2332 Centennial Loop Round Rock, TX 78665		
1007 Howell Terrace Place,	0	0.00000000	Almendra, Frank	1007 Howell Terrace Place Round Rock, TX 78664	balbicas@gmail.com	
2806 Adelen Lane,	0	0.00000000	Almodovar, Daniel & Rosa	590 N. Jalapa Dr. Covina, CA 91724		
3277 Elizabeth Anne Lane,	0	0.00000000	Alvarez, Stephanie	3277 Elizabeth Anne Lane Round Rock, TX 78664		
2707 Vinson Court,	0	0.00000000	American Homes 4 Rent LP,	23975 Park Sorrento #STE 300 Calabasas, CA 91302	hoa95@ah4r.com	
2947 Donnell Drive,	0	0.00000000	AMH 2014-1 Borrower LLC,	23975 Park Sorrento Suite #300 Calabasas, CA 91302	hoa95@ah4r.com	
2633 Andres Way,	0	0.00000000	Anderson, Amber	2633 Andres Way Round Rock, TX 78664		
2621 Andres Way,	0	0.00000000	Andrews, Heather & Matthew	2621 Andres Way Round Rock, TX 78664	heather_rtx@icloud.com	
3022 John Wilson Lane,	0	0.00000000	Aparicio, Reshanda & Richard	3022 John Wilson Lane Round Rock, TX 78664	slickrick798@gmail.com	
2920 Donnell Drive,	0	0.00000000	Araiza, Jesus	2920 Donnell Drive Round Rock, TX 78664		

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)


Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2935 Donnell Drive,	0	0.00000000C	Arana, Maria & Richard	2935 Donnell Drive Round Rock, TX 78664		
3225 Elizabeth Anne Lane,	0	0.00000000C	ARP 2014-1 Borrower LLC,	23975 Park Sorrento #STE 300 Calabasas, CA 91302	hoa95@ah4r.com	
1009 Howell Terrace Place,	0	0.00000000C	ARP 2014-1 Borrower, LLC,	23975 Park Sorrento #STE 300 Calabasas, CA 91302	hoa95@ah4r.com	
3020 John Wilson Lane,	0	0.00000000C	Arrigunaga, Alberto & Alejand	3020 John Wilson Lane Round Rock, TX 78664	alarrigu@yahoo.com	
2642 Andres Way,	0	0.00000000C	Ausdal, Thi	9006 Glenn Ln. Austin, TX 78753		
2900 Donnell Drive,	0	0.00000000C	Austin, Joey	2900 Donnell Drive Round Rock, TX 78664		
3216 Elizabeth Anne Lane,	0	0.00000000C	Aviles, Carlos & Daisy	3216 Elizabeth Anne Lane Round Rock, TX 78664		
2955 Donnell Drive,	0	0.00000000C	Aviles & Modesto Melendez, I	2955 Donnell Drive Round Rock, TX 78664		
3263 Elizabeth Anne Lane,	0	0.00000000C	Aviles & Oscar Martinez, Adil	3263 Elizabeth Anne Lane Round Rock, TX 78664		
3205 Elizabeth Anne Lane,	0	0.00000000C	Avital, Avi & Yael	3315 Kenneth Drive Palo Alto, CA 94303		
2650 Andres Way,	0	0.00000000C	Bachicha, Margaret & Robert	2650 Andres Way Round Rock, TX 78664	margaretbachicha@gmail.com	
2816 Adelen Lane,	0	0.00000000C	Baker, Brian	2816 Adelen Lane Round Rock, TX 78664		
3213 Elizabeth Anne Lane,	0	0.00000000C	Baldwin, James & Raquel	13108 Boomer Ln Austin, TX 78729	Home: (512) 585-4032 rbaldwin78729@gmail.com	
3040 John Wilson Lane,	0	0.00000000C	Barr & Tori Beatty, Benjamin	3040 John Wilson Lane Round Rock, TX 78664		
2814 Adelen Lane,	0	0.00000000C	Barriga, Fernando & Jody	2814 Adelen Lane Round Rock, TX 78664		
2711 Vinson Court,	0	0.00000000C	Barzee, Cheryl & Jason	2711 Vinson Court Round Rock, TX 78664	: 512-965-6583 jason.barzee@gmail.com	
2945 Donnell Drive,	0	0.00000000C	Batista & Yisel Menendez, M	2945 Donnell Drive Round Rock, TX 78664	yyicapricornio@gmail.com	

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2718 Vinson Court,	0	0.00000000C	Berezin, Daniel	2718 Vinson Court Round Rock, TX 78664	: 512-705-0033 dberezin123@gmail.com	
3032 John Wilson Lane,	0	0.00000000C	Bigham, Charles & Kimberly	3032 John Wilson Lane Round Rock, TX 78664		
2925 Donnell Drive,	0	0.00000000C	Binoya, Dinard & Maria	2925 Donnell Drive Round Rock, TX 78664	Home: 512-203-2852 mvblrb66@yahoo.com	
** Board Account,	0	0.00000000C	Board Account,	Board Account Round Rock, TX 78664		
3235 Elizabeth Anne Lane,	0	0.00000000C	Bonilla, Roberto & Veronica	3235 Elizabeth Anne Lane Round Rock, TX 78664	: 5129178822 veroszx@att.net	
2715 Vinson Court,	0	0.00000000C	Bradley & Lindley Paige, Geoi	2715 Vinson Court Round Rock, TX 78664		
3314 High Cotton Way,	0	0.00000000C	Briggs, Jacqueline & Melvin	3314 High Cotton Way Round Rock, TX 78664		
2804 Adelen Lane,	0	0.00000000C	Broaddus, Elaine & Robert	2043 Golden Bear Dr. Round Rock, TX 78664		
2648 Andres Way,	0	0.00000000C	Brogan, Eric	2648 Andres Way Round Rock, TX 78664		
3248 Elizabeth Anne Lane,	0	0.00000000C	Buendia, Alvaro	3248 Elizabeth Anne Lane Round Rock, TX 78664	buendiacg@gmail.com	
3227 Elizabeth Anne Lane,	0	0.00000000C	Burzynski, Crista & Steven	3227 Elizabeth Anne Lane Round Rock, TX 78664		
2609 Andres Way,	0	0.00000000C	Cabrera, Maria & Orderlaynes	2609 Andres Way Round Rock, TX 78664		
3026 John Wilson Lane,	0	0.00000000C	Calip, Joycene & Lawrence	3026 John Wilson Lane Round Rock, TX 78664		
3004 John Wilson Lane,	0	0.00000000C	Calloway, Janet & Morris	3004 John Wilson Lane Round Rock, TX 78664	: 512.964.5399 Jan jmcallaway67@att.net	
3256 Elizabeth Anne Lane,	0	0.00000000C	Carr, Billy & Chantel	3256 Elizabeth Anne Lane Round Rock, TX 78664	brcjr70@gmail.com	
3319 High Cotton Way,	0	0.00000000C	Castillo, Monica	3319 High Cotton Way Round Rock, TX 78664		
3233 Elizabeth Anne Lane,	0	0.00000000C	Chaparro, Rosa	3233 Elizabeth Anne Lane Round Rock, TX 78664		

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2907 Donnell Drive,	0	0.000000000	Chawla, Neeraj & Pankaj	12625 Capella Trail Austin, TX 78732	<i>coolpye@gmail.com</i>	_____
2716 Vinson Court,	0	0.000000000	CJCross Properties LLC 2716	616 Abbey Glen Castle Dr. Pflugerville, TX 78660		_____
2702 Vinson Court,	0	0.000000000	Co, Szuwei & Lina	2702 Vinson Court Round Rock, TX 78664		_____
3257 Elizabeth Anne Lane,	0	0.000000000	Conti, Adam & Natalia	5309 Tamango Way Austin, TX 78749	<i>natalia.cerches@gmail.com</i>	_____
2652 Andres Way,	0	0.000000000	Cook, Kimberly	2652 Andres Way Round Rock, TX 78664	<i>kimberlynn.cook@gmail.com</i>	_____
2619 Andres Way,	0	0.000000000	Cooklish, Brian	2619 Andres Way Round Rock, TX 78664		_____
2651 Andres Way,	0	0.000000000	Cooper, Dana & Eric	2651 Andres Way Round Rock, TX 78664		_____
3305 High Cotton Cove,	0	0.000000000	Cortez & Maria Alvarado, Jos	3305 High Cotton Cove Round Rock, TX 78664		_____
2612 Andres Way,	0	0.000000000	Crawford, Michael	2612 Andres Way Round Rock, TX 78664	<i>crawfordmc12@gmail.com</i>	_____
2717 Vinson Court,	0	0.000000000	Cruz, Rosaiva	2717 Vinson Court Round Rock, TX 78664	Home: (512) 238-6336	_____
3240 Elizabeth Anne Lane,	0	0.000000000	Cruz-Aguilar, Esdras	3240 Elizabeth Anne Lane Round Rock, TX 78664		_____
3303 High Cotton Cove,	0	0.000000000	Curtis, Aretha & Joel	3303 High Cotton Cove Round Rock, TX 78664		_____
3301 High Cotton Cove,	0	0.000000000	Daves, Angelina	3301 High Cotton Cove Round Rock, TX 78664		_____
3214 Elizabeth Anne Lane,	0	0.000000000	Davitt, John	3214 Elizabeth Anne Lane Round Rock, TX 78664		_____
3307 High Cotton Cove,	0	0.000000000	De La Rosa & Lisa Jaramillo,	3307 High Cotton Cove Round Rock, TX 78664		_____
2706 Vinson Court,	0	0.000000000	Debasu & Mastewal Fenta, M	2706 Vinson Court Round Rock, TX 78664	<i>mdebasu@gmail.com</i>	_____
3200 Elizabeth Anne Lane,	0	0.000000000	Decoro, Jorge & Maria	3200 Elizabeth Anne Lane Round Rock, TX 78664	<i>Jorgedecoro@yahoo.com</i>	_____

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)


Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2911 Donnell Drive,	0	0.00000000C	Desilets, Keith & Mary	2911 Donnell Drive Round Rock, TX 78664		
2623 Andres Way,	0	0.00000000C	Din, Basim & Salah	2428 Millbrook Loop Leander, TX 78641		
3318 High Cotton Way,	0	0.00000000C	Divis, Alexis & Dustin	3318 High Cotton Way Round Rock, TX 78664	: 208.921.9179 Alexis	
3231 Elizabeth Anne Lane,	0	0.00000000C	Dixon, Avon & Rosemary	3231 Elizabeth Anne Lane Round Rock, TX 78664		
3107 Hailey Lane,	0	0.00000000C	Dominguez, Armida & Hector	3107 Hailey Lane Round Rock, TX 78664	<i>rmidadz@yahoo.com</i>	
3008 John Wilson Lane,	0	0.00000000C	Driscoll, Dima & James	3008 John Wilson Lane Round Rock, TX 78664		
2603 Andres Way,	0	0.00000000C	Durand, Richard & Tina	2603 Andres Way Round Rock, TX 78664		
2605 Andres Way,	0	0.00000000C	Ealy, Mark & Rebecca	2928 Rancho Bra Sado Carlsbad, CA 92009	: 760-685-3169 Rebecca	
3254 Elizabeth Anne Lane,	0	0.00000000C	Escobar & Yuris Tejada, Chri	3254 Elizabeth Anne Lane Round Rock, TX 78664	<i>ybtejeda@yahoo.com</i>	
2602 Andres Way,	0	0.00000000C	Eutsey, Tammy	2602 Andres Way Round Rock, TX 78664		
2961 Donnell Drive,	0	0.00000000C	Evanovich, Cherry & Troy	2961 Donnell Drive Round Rock, TX 78664		
2968 Donnell Drive,	0	0.00000000C	Falcon, Vincent	2968 Donnell Drive Round Rock, TX 78664	<i>noblefj@tutaimail.com</i>	
2810 Adelen Lane,	0	0.00000000C	FAMZ Holdings, LLC,	15054 Babbling Brook Dr. Austin, TX 78728		
1001 Howell Terrace Place,	0	0.00000000C	Feng, Li	4001 Anderson Bluff Dr. Cedar Park, TX 78613	<i>ascottbulger@gmail.com</i>	
2811 Adelen Lane,	0	0.00000000C	Ferguson, Alexis	2811 Adelen Lane Round Rock, TX 78664	<i>alexisleelahferguson@gmail.com</i>	
2926 Donnell Drive,	0	0.00000000C	Fielding, Troy	1116 Stillwell Ridge Cedar Park, TX 78613		
3302 High Cotton Cove,	0	0.00000000C	Filgate, Bruce & Cynthia	11111 Laurel Creek Circle Austin, TX 78726		

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)


Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2939 Donnell Drive,	0	0.000000000	Flores, Liliana & Manuel	2939 Donnell Drive Round Rock, TX 78664		
2928 Donnell Drive,	0	0.000000000	Forcier, Anthony	1301 County Road 448 Taylor, TX 76474		
2608 Andres Way,	0	0.000000000	Foreman, Park	6300 Sierra Tahoe 104 Austin, TX 78759		
2645 Andres Way,	0	0.000000000	Forsythe, Barbara	3344 Balboa Way Round Rock, TX 78665	dustin.forsythe@gmail.com	
2943 Donnell Drive,	0	0.000000000	Fowler, Traci	2943 Donnell Drive Round Rock, TX 78664		
2649 Andres Way,	0	0.000000000	Fraim, Keith & Sunshine	2649 Andres Way Round Rock, TX 78664		
2813 Adelen Lane,	0	0.000000000	Freed, Becky	2813 Adelen Lane Round Rock, TX 78664		
2604 Andres Way,	0	0.000000000	Gain, James	2604 Andres Way Round Rock, TX 78664		
2962 Donnell Drive,	0	0.000000000	Gallegos, Imelda	2962 Donnell Drive Round Rock, TX 78664	ixtaypopo@hotmail.com	
2639 Andres Way,	0	0.000000000	Garcia, Juan	2639 Andres Way Round Rock, TX 78664		
3223 Elizabeth Anne Lane,	0	0.000000000	Gardner, Kevin & Melissa	3223 Elizabeth Anne Lane Round Rock, TX 78664	somewill_@hotmail.com	
3113 Hailey Lane,	0	0.000000000	Gauquier, Joshua	3113 Hailey Lane Round Rock, TX 78664	josh.gauquier@gmail.com	
3204 Elizabeth Anne Lane,	0	0.000000000	Geng, Elva & Oswaldo	1508 Saint Williams Loop Round Rock, TX 78681		
3269 Elizabeth Anne Lane,	0	0.000000000	Gilchrest, Amber	3269 Elizabeth Anne Lane Round Rock, TX 78664	amber.gilchrest@gmail.com	
2914 Donnell Drive,	0	0.000000000	Gilla, LTD,	4000 FM 971 Georgetown, TX 78626		
2916 Donnell Drive,	0	0.000000000	Godina & Antonio Manaligod,	2916 Donnell Drive Round Rock, TX 78664	: 512-940-5864 : 630-544-1299 alissagodina@gmail.com;a.manaligod@gi	
2941 Donnell Drive,	0	0.000000000	Goldfine, Kathy & Paul	2941 Donnell Drive Round Rock, TX 78664	: 5127883797 paul.goldfine@att.net	

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2812 Adelen Lane,	0	0.00000000C	Gonzalez, Marco	2812 Adelen Lane Round Rock, TX 78664		
3250 Elizabeth Anne Lane,	0	0.00000000C	Good, Stephen	5440 Palisades Ct Fort Worth, TX 76244	stephen.good.86@gmail.com	
* Run Through,	0	0.00000000C	Goodwin & Company,	11950 Jollyville Road Austin, TX 78759	ABFPmanager@goodwintx.com;Notices@	
1006 Howell Terrace Place,	0	0.00000000C	Gorubec, Staci	1006 Howell Terrace Place Round Rock, TX 78664		
3202 Elizabeth Anne Lane,	0	0.00000000C	Guron, Ravinder & Rupinder	16587 Springbrook Lane Castro Valley, CA 94552	: 12674744352 rguron@gmail.com	
2803 Adelen Lane,	0	0.00000000C	Hahn, Bela	2803 Adelen Lane Round Rock, TX 78664	Kiralybela92@gmail.com	
3024 John Wilson Lane,	0	0.00000000C	Hardin, Shelly	3024 John Wilson Lane Round Rock, TX 78664	willietisdale@myyahoo.com	
2611 Andres Way,	0	0.00000000C	Hargis, Cynthia	2611 Andres Way Round Rock, TX 78664		
2701 Vinson Court,	0	0.00000000C	Harris, Jerry	2701 Vinson Court Round Rock, TX 78664	jerryharris512@yahoo.com	
2956 Donnell Drive,	0	0.00000000C	Hart, Denise	2956 Donnell Drive Round Rock, TX 78664	Lsrdenise@aol.com	
2964 Donnell Drive,	0	0.00000000C	Hayne, Arthur	2964 Donnell Drive Round Rock, TX 78664		
3210 Elizabeth Anne Lane,	0	0.00000000C	Hernandez, Annette	3210 Elizabeth Anne Lane Round Rock, TX 78664	: 512 560-4985 annetteh1968@yahoo.com	
2807 Adelen Lane,	0	0.00000000C	Hernandez, Eulojia & Rogelio	2807 Adelen Lane Round Rock, TX 78664	: 512-796-5997 thatguyatwork@gmail.com	
3036 John Wilson Lane,	0	0.00000000C	Hernandez, Joe	3036 John Wilson Lane Round Rock, TX 78664	rayam53@gmail.com	
2607 Andres Way,	0	0.00000000C	Hirschfeld, Alexander	2607 Andres Way Round Rock, TX 78664		
2606 Andres Way,	0	0.00000000C	Hsieh, Hsin-hsien	13010 Research Blvd. 104 Austin, TX 78750		
3105 Hailey Lane,	0	0.00000000C	Huang, Zhen	3105 Hailey Lane Round Rock, TX 78664	hzbeyond@gmail.com	

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
3244 Elizabeth Anne Lane,	0	0.00000000C	Huebner, Daniel	3244 Elizabeth Anne Lane Round Rock, TX 78664		
2918 Donnell Drive,	0	0.00000000C	Hughes, Armando & Sandra	2918 Donnell Drive Round Rock, TX 78664	<i>hughes.sandramarie@gmail.com</i>	
3265 Elizabeth Anne Lane,	0	0.00000000C	Hunt, Terry	1410 W. Ambassador Dr. St. George, UT 84790		
3229 Elizabeth Anne Lane,	0	0.00000000C	Huynh, Hao & Phung	3229 Elizabeth Anne Lane Round Rock, TX 78664		
3317 High Cotton Way,	0	0.00000000C	Ideozu, James & Mercy	3317 High Cotton Way Round Rock, TX 78664		
3261 Elizabeth Anne Lane,	0	0.00000000C	Igwe, Ijeoma	3261 Elizabeth Anne Lane Round Rock, TX 78664		
3030 John Wilson Lane,	0	0.00000000C	Jacobs, Alexis	3030 John Wilson Lane Round Rock, TX 78664	Home: 661-974-6588 <i>alexisjacobs@aol.com</i>	
2643 Andres Way,	0	0.00000000C	Jaimes, Gloria & Lorenzo	2643 Andres Way Round Rock, TX 78664		
2957 Donnell Drive,	0	0.00000000C	Jaimes, Ladislao	2957 Donnell Drive Round Rock, TX 78664		
2963 Donnell Drive,	0	0.00000000C	Jaimes, Marlin	2963 Donnell Drive Round Rock, TX 78664		
3208 Elizabeth Anne Lane,	0	0.00000000C	Jaimes, Miguel	3208 Elizabeth Anne Lane Round Rock, TX 78664		
3207 Elizabeth Anne Lane,	0	0.00000000C	Jasek, Cynthia	3207 Elizabeth Anne Lane Round Rock, TX 78664	<i>cjasek@hotmail.com</i>	
3221 Elizabeth Anne Lane,	0	0.00000000C	Jennifer, Beardsley	3221 Elizabeth Anne Lane Round Rock, TX 78664		
2641 Andres Way,	0	0.00000000C	Jewell, Charles & Eva	2641 Andres Way Round Rock, TX 78664		
3321 High Cotton Way,	0	0.00000000C	Jia c/o Harmony Real Estate,	3002 Napier Park, Ste 101 Shavano Park, TX 78231	: (210) 497-8686 Staci <i>dartene@austinharmony.com; Staci@Rer.</i>	
2948 Donnell Drive,	0	0.00000000C	Johnson, Jillian	2948 Donnell Drive Round Rock, TX 78664	<i>jxdion23@yahoo.com</i>	
2627 Andres Way,	0	0.00000000C	Joiner, Carol & Glenn	2627 Andres Way Round Rock, TX 78664	Cell: 512.497.0749 <i>gwjoiner@gmail.com</i>	

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)


Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2908 Donnell Drive,	0	0.00000000C	Jones, Dinell & Harold	2908 Donnell Drive Round Rock, TX 78664		
3315 High Cotton Way,	0	0.00000000C	Jones, Matthew	3315 High Cotton Way Round Rock, TX 78664		
2912 Donnell Drive,	0	0.00000000C	JRO Properties, LLC,	789 Oakdale Drive Austin, TX 78745		
3102 Hailey Lane,	0	0.00000000C	Judkins & Nora Ilev, James	14240 E Ridge Circle ARP, TX 75750	<i>njudkins1999@gmail.com</i>	
2940 Donnell Drive,	0	0.00000000C	Kanoa, Paul	2940 Donnell Drive Round Rock, TX 78664	<i>paulkanoa@msn.com</i>	
2958 Donnell Drive,	0	0.00000000C	Kassa & Yodit Tekie, Solomai	2958 Donnell Drive Round Rock, TX 78664	<i>skassa2010@gmail.com</i>	
2951 Donnell Drive,	0	0.00000000C	Kast, Martin	2951 Donnell Drive Round Rock, TX 78664	<i>martinwkast@gmail.com</i>	
2952 Donnell Drive,	0	0.00000000C	Kelley, Andrea & Twila	2952 Donnell Drive Round Rock, TX 78664	<i>andrekelley@sbcglobal.net</i>	
2704 Vinson Court,	0	0.00000000C	Khazeie, Fila & Ziya	10106 Cassandra Dr. Austin, TX 78717		
3012 John Wilson Lane,	0	0.00000000C	Kilongson, Michael	12314 Craig Street Overland Park, KS 66213		
3007 Bradford Park Drive,	0	0.00000000C	Kirking, Billie & Lindsay	3 Stillmeadow Round Rock, TX 78664	<i>lindsayk79@yahoo.com</i>	
2934 Donnell Drive,	0	0.00000000C	Krebs, James	2934 Donnell Drive Round Rock, TX 78664		
3326 High Cotton Way,	0	0.00000000C	Kutch, John & Minerva	3326 High Cotton Way Round Rock, TX 78664		
3016 John Wilson Lane,	0	0.00000000C	La Joie Real Estate LLC Serik	3564 Parkland Ave. San Jose, CA 95117	<i>beechung.chen@gmail.com</i>	
2960 Donnell Drive,	0	0.00000000C	Laboy, Wilfredo	1700 White Rock Court Allen, TX 75002		
2647 Andres Way,	0	0.00000000C	Lai, Loi & Suong	3204 Red Bud Ln. Round Rock, TX 78664		
3111 Hailey Lane,	0	0.00000000C	Larrick, Nicholas	3111 Hailey Lane Round Rock, TX 78664		

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
3038 John Wilson Lane,	0	0.000000000	LCL LLC,	209 Will Smith Dr Hutto, TX 78634		
2906 Donnell Drive,	0	0.000000000	Le, Thuan & Vu	1333 Red Stag Place Round Rock, TX 78665		
2616 Andres Way,	0	0.000000000	Lee, Bifang & Chin	4713 S Spago Dr Dublin, CA 94568	<i>cle005@gmail.com</i>	
3234 Elizabeth Anne Lane,	0	0.000000000	Lee & Ernest Lim & Hyeong N	1055 Winston Ave. San Marino, CA 91108	<i>jmasehilano@gmail.com</i>	
2646 Andres Way,	0	0.000000000	Lienvongkot, Fong	1304 Summit Street apartment # 201 Austin, TX 78741		
3255 Elizabeth Anne Lane,	0	0.000000000	Lin, Shin-Hung	3255 Elizabeth Anne Lane Round Rock, TX 78664		
2610 Andres Way,	0	0.000000000	Lindsey, Keith & Tanya	2610 Andres Way Round Rock, TX 78664	<i>kalecomm@gmail.com</i>	
3217 Elizabeth Anne Lane,	0	0.000000000	Lloyd, Deborah	3217 Elizabeth Anne Lane Round Rock, TX 78664	: (512) 238-8427 <i>brushun@icloud.com</i>	
2942 Donnell Drive,	0	0.000000000	Lodes, LaRae	2942 Donnell Drive Round Rock, TX 78664	Cell: 512-736-2438 <i>jamie lodes <jclodes@att.net></i>	
2809 Adelen Lane,	0	0.000000000	Lopez, Juan	2809 Adelen Lane Round Rock, TX 78664		
3300 High Cotton Cove,	0	0.000000000	Love, Mary	3300 High Cotton Cove Round Rock, TX 78664		
2617 Andres Way,	0	0.000000000	Lozano, Luz & Richard	2617 Andres Way Round Rock, TX 78664	<i>luzslozano@att.net</i>	
2901 Donnell Drive,	0	0.000000000	Luo, Wancheng	28 Behan Court Staten Island, NY 10306	Home: 9174594945 <i>helen.lun@gmail.com</i>	
2922 Donnell Drive,	0	0.000000000	Macedo, Rafael & Roselia	213 Falkland Street Hutto, TX 78634	: 512-791-5171 <i>raphaelmtx@yahoo.com</i>	
2933 Donnell Drive,	0	0.000000000	Macias, Christopher & Sara	2933 Donnell Drive Round Rock, TX 78664	<i>smacias2933@austin.rr.com</i>	
3309 High Cotton Way,	0	0.000000000	Maiellaro, Leanne	3309 High Cotton Way Round Rock, TX 78664		
3108 Hailey Lane,	0	0.000000000	Majed & Yousif Alwan, Sarah	3108 Hailey Lane Round Rock, TX 78664	<i>felixmajed@gmail.com</i>	

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
3267 Elizabeth Anne Lane,	0	0.00000000C	Manzi, Anthony	3267 Elizabeth Anne Lane Round Rock, TX 78664		
3201 Elizabeth Anne Lane,	0	0.00000000C	Manzur, Marisa & Salman	3201 Elizabeth Anne Lane Round Rock, TX 78664		
1005 Howell Terrace Place,	0	0.00000000C	Marcus, Steven	1005 Howell Terrace Place Round Rock, TX 78664		
2705 Vinson Court,	0	0.00000000C	Martinez, Daysi & Jorge	2705 Vinson Court Round Rock, TX 78664		
3323 High Cotton Way,	0	0.00000000C	McGuckin, Elaine & Ryan	3323 High Cotton Way Round Rock, TX 78664	<i>themcguckins5@yahoo.com</i>	
3028 John Wilson Lane,	0	0.00000000C	Medina, Juan	3028 John Wilson Lane Round Rock, TX 78664	<i>Juanmigtap90@gmail.com</i>	
2924 Donnell Drive,	0	0.00000000C	Mejia & Ernesto Gomez, Edib	2924 Donnell Drive Round Rock, TX 78664		
3236 Elizabeth Anne Lane,	0	0.00000000C	Mendoza, Cesareo	3236 Elizabeth Anne Lane Round Rock, TX 78664		
2637 Andres Way,	0	0.00000000C	Mendoza, Martha	2637 Andres Way Round Rock, TX 78664	<i>marthamndza@gmail.com</i>	
2903 Donnell Drive,	0	0.00000000C	Mendoza & Katherine Rodrigu	2903 Donnell Drive Round Rock, TX 78664	<i>atilanomendoza@gmail.com</i>	
3206 Elizabeth Anne Lane,	0	0.00000000C	Meza & Rene Cervantes, Jair	3206 Elizabeth Anne Lane Round Rock, TX 78664		
3249 Elizabeth Anne Lane,	0	0.00000000C	Milner, James & Maria	3249 Elizabeth Anne Lane Round Rock, TX 78664	: 512-516-9721 <i>jasmilner@gmail.com</i>	
3018 John Wilson Lane,	0	0.00000000C	Montenegro, Elizabeth & Jorg	3018 John Wilson Lane Round Rock, TX 78664		
2714 Vinson Court,	0	0.00000000C	Mu, Hai	1723 Willow Lake Lane San Jose, CA 95131		
3230 Elizabeth Anne Lane,	0	0.00000000C	Munoz, Andrea	3230 Elizabeth Anne Lane Round Rock, TX 78664		
3104 Hailey Lane,	0	0.00000000C	Najera, Jamie & Julio	3104 Hailey Lane Round Rock, TX 78664		
2910 Donnell Drive,	0	0.00000000C	Nayab, Anjum & Vohra	6508 Antigo Lane Austin, TX 78739	<i>anjum.ind27@gmail.com</i>	

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)


Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
1000 Howell Terrace Place,	0	0.00000000	Nguyen & Raul Ramaswami &	3408 Oxen Court Austin, TX 78732	<i>arka_pramanik@yahoo.co.in</i>	_____
2959 Donnell Drive,	0	0.00000000	Ogaili, Osamah & Zaid	2959 Donnell Drive Round Rock, TX 78664		_____
2644 Andres Way,	0	0.00000000	Olivares & Jose Olivares-Tav	2644 Andres Way Round Rock, TX 78664		_____
2929 Donnell Drive,	0	0.00000000	Opendoor Property J LLC,	410 N. Scottsdale Rd STE 1600 Tempe, AZ 85281		_____
2710 Vinson Court,	0	0.00000000	Oseguera & Sergio Ortega, A	2710 Vinson Court Round Rock, TX 78664	: 949-903-2090 : 949-903-2091 <i>aracelioseguera@hotmail.com;sergiomore</i>	_____
2703 Vinson Court,	0	0.00000000	Oudomphong, Tiffanie	1304 Summit St Apt 201 Austin, TX 78741		_____
3239 Elizabeth Anne Lane,	0	0.00000000	Oyervides, Veronica	3239 Elizabeth Anne Lane Round Rock, TX 78664		_____
3320 High Cotton Way,	0	0.00000000	Parrilla, Lorenzo & Luis	3320 High Cotton Way Round Rock, TX 78664	: 5129858853 <i>gordocharro@gmail.com</i>	_____
3237 Elizabeth Anne Lane,	0	0.00000000	Patwa, Feroz & Muneeza	1525 Foppiano Loop Round Rock, TX 78665		_____
3322 High Cotton Way,	0	0.00000000	Perkins, Molly & Philip	3322 High Cotton Way Round Rock, TX 78664	Cell: 512.779.8380 Philip <i>forcebewithyou@ymail.com</i>	_____
2944 Donnell Drive,	0	0.00000000	Pham, Mary & Quang	2944 Donnell Drive Round Rock, TX 78664		_____
3219 Elizabeth Anne Lane,	0	0.00000000	Phea, Gregory	2619 Oakwood Glenn Dr. Cedar Park, TX 78613		_____
3242 Elizabeth Anne Lane,	0	0.00000000	Pimentelli, Emilio & Mariza	3242 Elizabeth Anne Lane Round Rock, TX 78664		_____
2909 Donnell Drive,	0	0.00000000	Ponce, Marisol	2909 Donnell Drive Round Rock, TX 78664		_____
3232 Elizabeth Anne Lane,	0	0.00000000	Powell, Carolyn	3232 Elizabeth Anne Lane Round Rock, TX 78664		_____
3273 Elizabeth Anne Lane,	0	0.00000000	Powell, Donald & Mary	3273 Elizabeth Anne Lane Round Rock, TX 78664		_____

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
1003 Howell Terrace Place,	0	0.00000000C	Pratt, Betty	3124 Bianco Cove Round Rock, TX 78665		
2614 Andres Way,	0	0.00000000C	Priddy, Judy	2614 Andres Way Round Rock, TX 78664	<i>jnpriddy66426@gmail.com</i>	
3209 Elizabeth Anne Lane,	0	0.00000000C	Progress Austin, LLC,	PO Box 4090 Scottsdale, AZ 85261	<i>annaledoux@yahoo.com</i>	
2629 Andres Way,	0	0.00000000C	Puentes, Kristina	2629 Andres Way Round Rock, TX 78664	Phone: 512-955-4295 <i>kvidaurri77@gmail.com</i>	
3106 Hailey Lane,	0	0.00000000C	Pyle, Jennifer	3106 Hailey Lane Round Rock, TX 78664	<i>jennrpyle@gmail.com</i>	
3006 John Wilson Lane,	0	0.00000000C	QC Austin Rei LLC,	3992 San Bonito Ave Los Alamitos, CA 90720	Home: 714-553-9844 <i>qc.indy.rei@gmail.com</i>	
1002 Howell Terrace Place,	0	0.00000000C	Quintana, Alvaro	1002 Howell Terrace Place Round Rock, TX 78664	<i>alvaroquintana88@gmail.com</i>	
3009 Bradford Park Drive,	0	0.00000000C	Rabadi, Frank	3009 Bradford Park Drive Round Rock, TX 78664		
2819 Adelen Lane,	0	0.00000000C	Radke, Colby & Jameika	2819 Adelen Lane Round Rock, TX 78664		
2800 Adelen Lane,	0	0.00000000C	Ramirez, Bertha	2800 Adelen Lane Round Rock, TX 78664		
3010 John Wilson Lane,	0	0.00000000C	Ramos, Pedro	3010 John Wilson Lane Round Rock, TX 78664	<i>pedrothedude87@gmail.com</i>	
2904 Donnell Drive,	0	0.00000000C	Reed, Lynette	2904 Donnell Drive Round Rock, TX 78664	<i>lynetteree@aol.com</i>	
3271 Elizabeth Anne Lane,	0	0.00000000C	Richards, Amy	3271 Elizabeth Anne Lane Round Rock, TX 78664	Phone: (512) 560-7211 <i>amyrichards343@gmail.com</i>	
3101 Hailey Lane,	0	0.00000000C	Riggins, Morgan	3101 Hailey Lane Round Rock, TX 78664		
3212 Elizabeth Anne Lane,	0	0.00000000C	Risko & Stephanie Castenede	3212 Elizabeth Anne Lane Round Rock, TX 78664		
3328 High Cotton Way,	0	0.00000000C	Rivas, Alberto	3328 High Cotton Way Round Rock, TX 78664		
3247 Elizabeth Anne Lane,	0	0.00000000C	Robles, Raquel & Vicente	3247 Elizabeth Anne Lane Round Rock, TX 78664		

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2712 Vinson Court,	0	0.000000000	Rodriguez & Valatine Contrer	2712 Vinson Court Round Rock, TX 78664	<i>vcont29@gmail.com</i>	_____
3000 John Wilson Lane,	0	0.000000000	Rodriguez-Perez, Alfredo & E	156 Onna St Taylor , TX 76574	Alfredo: 512-758-1709 <i>rdzalfredo@gmail.com</i>	_____
3332 High Cotton Way,	0	0.000000000	Saathoff, Lauri	3332 High Cotton Way Round Rock, TX 78664	<i>lsaathoff711@gmail.com</i>	_____
3311 High Cotton Way,	0	0.000000000	Salazar, Beverly & Clayton	3311 High Cotton Way Round Rock, TX 78664	: 512 6576155	_____
3243 Elizabeth Anne Lane,	0	0.000000000	Salinas, Paula	3243 Elizabeth Anne Lane Round Rock, TX 78664	<i>dr3.1984@gmail.com</i>	_____
2965 Donnell Drive,	0	0.000000000	Salzwedel, Carol & Edward &	2965 Donnell Drive Round Rock, TX 78664	<i>mollyonmissions@gmail.com</i>	_____
3109 Hailey Lane,	0	0.000000000	Sanchez, Brandi & Christophe	3109 Hailey Lane Round Rock, TX 78664		_____
2801 Adelen Lane,	0	0.000000000	Sanchez, Isabel	13621 Merseyside Dr Pflugerville, TX 78660		_____
2635 Andres Way,	0	0.000000000	Sauceda, Rebecca & Rolandc	2635 Andres Way Round Rock, TX 78664		_____
2927 Donnell Drive,	0	0.000000000	Schmitz & Jaime Garcia, Allis	3507 Alpine Circle #Apt 3 Austin, TX 78704		_____
3259 Elizabeth Anne Lane,	0	0.000000000	Scott, Eirik	205 Morar Drive Briarcliff, TX 78669		_____
3241 Elizabeth Anne Lane,	0	0.000000000	Segal, Hila & Tzach	2303 Cipriani Blvd Belmont, CA 94002	<i>tzach.segal@gmail.com</i>	_____
2931 Donnell Drive,	0	0.000000000	Sequeira c/o Kingery Realty,	13408 Effingham St Austin, TX 78729	: 512 965-3087 <i>Kingery@wans.net</i>	_____
3251 Elizabeth Anne Lane,	0	0.000000000	Shaholli, Arben	17208 FM 973 N Manor, TX 78653		_____
2601 Andres Way,	0	0.000000000	Shakespeare, Barbara	2601 Andres Way Round Rock, TX 78664	<i>mebe1951@gmail.com</i>	_____
3246 Elizabeth Anne Lane,	0	0.000000000	Shamari, Abdullah & Ali	3961 Topaz Lane La Verne, CA 91750		_____
3258 Elizabeth Anne Lane,	0	0.000000000	Sibille, Luisa	3258 Elizabeth Anne Lane Round Rock, TX 78664		_____

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)


Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2946 Donnell Drive,	0	0.00000000	Smith, Chad	2946 Donnell Drive Round Rock, TX 78664	<i>chad_alan_smith@yahoo.com</i>	_____
3100 Hailey Lane,	0	0.00000000	Snider & Lorelee Pratt, Gary	3100 Hailey Lane Round Rock, TX 78664		_____
2954 Donnell Drive,	0	0.00000000	Sohl, Amber & James	2954 Donnell Drive Round Rock, TX 78664	<i>thesohls@outlook.com</i>	_____
2949 Donnell Drive,	0	0.00000000	Staller, Curtis	3220 Bay Hill Lane Round Rock, TX 78664		_____
2805 Adelen Lane,	0	0.00000000	Stalaker, Lee	2805 Adelen Lane Round Rock, TX 78664	: 512-248-9902 <i>lee.stalaker@gmail.com</i>	_____
2631 Andres Way,	0	0.00000000	Stanley, Danilo	2631 Andres Way Round Rock, TX 78664	Cell: 512.799.0651 <i>dastanfeyx@yahoo.com</i>	_____
2709 Vinson Court,	0	0.00000000	Stock, David	205 Salt Springs Rd Kyle, TX 78640	<i>4astock@gmail.com</i>	_____
2613 Andres Way,	0	0.00000000	Strackbein, Rick & Vanessa	2613 Andres Way Round Rock, TX 78664		_____
3306 High Cotton Cove,	0	0.00000000	Stratton, Angela & Jason	3306 High Cotton Cove Round Rock, TX 78664		_____
2713 Vinson Court,	0	0.00000000	Strawn & Tasha Morris & Tric	2713 Vinson Court Round Rock, TX 78664	<i>larue_strawn@sbcglobal.net</i>	_____
3330 High Cotton Way,	0	0.00000000	Stripling & Anthony Howard, C	3330 High Cotton Way Round Rock, TX 78664	<i>cfshoward@gmail.com</i>	_____
2936 Donnell Drive,	0	0.00000000	Sumner, James & Kendra	2936 Donnell Drive Round Rock, TX 78664	<i>kendrasumner@yahoo.com</i>	_____
2967 Donnell Drive,	0	0.00000000	Thach, Deborah & Thom	2967 Donnell Drive Round Rock, TX 78664	<i>debthach@yahoo.com</i>	_____
3324 High Cotton Way,	0	0.00000000	Thomas & Robin Jacob, Bindi	1033 Gardenia Way Sunnyvale, CA 94086	: 4088285138 <i>robinjacob@gmail.com</i>	_____
3252 Elizabeth Anne Lane,	0	0.00000000	Timber Brush Properties, LLC	3104 Willow Cove Round Rock, TX 78664	Home: 512-431-3386 <i>timberbrushllctx@gmail.com</i>	_____
2930 Donnell Drive,	0	0.00000000	Tocher, David	2930 Donnell Drive Round Rock, TX 78664		_____
2640 Andres Way,	0	0.00000000	Townsend, Terrell	2640 Andres Way Round Rock, TX 78664	<i>pambarnett64@yahoo.com</i>	_____

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2913 Donnell Drive,	0	0.00000000C	Tran, Nghia	2913 Donnell Drive Round Rock, TX 78664	<i>nicknghiatran512@gmail.com</i>	<hr/>
3253 Elizabeth Anne Lane,	0	0.00000000C	Tran, Sandria	170 Nexus Loop San Jose, CA 95110	: 408-829-7263 <i>sandria.tran@gmail.com</i>	<hr/>
3103 Hailey Lane,	0	0.00000000C	Travino, Manuel	3103 Hailey Lane Round Rock, TX 78664		<hr/>
2808 Adelen Lane,	0	0.00000000C	Trott, Erica & Jonathan	2808 Adelen Lane Round Rock, TX 78664	<i>ericamarie20@yahoo.com</i>	<hr/>
2802 Adelen Lane,	0	0.00000000C	Turner, Irene	2802 Adelen Lane Round Rock, TX 78664		
2700 Vinson Court,	0	0.00000000C	Uddin, Bakhtiyar & Ikhtiyar	1490 East Ave. Apt. 7G Bronx, NY 10462		<hr/>
2950 Donnell Drive,	0	0.00000000C	Underhill & Rachel Kooken, D	2950 Donnell Drive Round Rock, TX 78664	: (512) 917-1152 <i>gaat05@yahoo.com</i>	<hr/>
2932 Donnell Drive,	0	0.00000000C	Urch, George	2932 Donnell Drive Round Rock, TX 78664		<hr/>
2817 Adelen Lane,	0	0.00000000C	Ustariz, Delmy & German	10 Forest Mesa Round Rock, TX 78664		<hr/>
2708 Vinson Court,	0	0.00000000C	Valenzuela, Ebony & Rene &	2708 Vinson Court Round Rock, TX 78664	<i>silval6800@gmail.com</i>	<hr/>
3211 Elizabeth Anne Lane,	0	0.00000000C	Vand, Abraham & Joan	6205 Lost Horizon Dr Austin, TX 78759	: (512) 426-4811 <i>joan.vand@gmail.com</i>	<hr/>
1004 Howell Terrace Place,	0	0.00000000C	Vand, Sidney	1004 Howell Terrace Place Round Rock, TX 78664	<i>sidney.vand@gmail.com</i>	<hr/>
1008 Howell Terrace Place,	0	0.00000000C	Vasquez, Maria & Noe	1008 Howell Terrace Place Round Rock, TX 78664	: 512-468-8703	<hr/>
3260 Elizabeth Anne Lane,	0	0.00000000C	Vazirani, Rupo & Sheela	12314 Cedar Spur Rd. Austin, TX 78758		<hr/>
3014 John Wilson Lane,	0	0.00000000C	Vela, Velma	3014 John Wilson Lane Round Rock, TX 78664		<hr/>
2953 Donnell Drive,	0	0.00000000C	Velez, Bonnie & Mario	2953 Donnell Drive Round Rock, TX 78664		<hr/>
2625 Andres Way,	0	0.00000000C	Vinyard, Eric	2625 Andres Way Round Rock, TX 78664		<hr/>

Resident Sign In Sheet with Detail

Account Type Owner

Contact Type All

Bradford Park (Round Rock)

Address	Lot #	% Value	Name	Mailing Address	Telephone/Email	Signature
2905 Donnell Drive,	0	0.000000000	Wallingsford, Larry & Patricia	2905 Donnell Drive Round Rock, TX 78664	<i>ldwally@sbcglobal.net</i>	_____
3035 Bradford Park Drive,	0	0.000000000	Wang, Mengmeng	201 Shavino Drive Shavano Park, TX 78231		_____
3203 Elizabeth Anne Lane,	0	0.000000000	Whatley, Vivien	3203 Elizabeth Anne Lane Round Rock, TX 78664		_____
2653 Andres Way,	0	0.000000000	Wilkerson, Christopher	2653 Andres Way Round Rock, TX 78664	<i>hectma@gmail.com</i>	_____
3313 High Cotton Way,	0	0.000000000	Williams, Aeris	3313 High Cotton Way Round Rock, TX 78664	<i>jazyac03@yahoo.com</i>	_____
2815 Adelen Lane,	0	0.000000000	Williams, Michael	2815 Adelen Lane Round Rock, TX 78664		_____
3275 Elizabeth Anne Lane,	0	0.000000000	Winslow, Greg	3275 Elizabeth Anne Lane Round Rock, TX 78664		_____
3034 John Wilson Lane,	0	0.000000000	Yates, Moody & William	3034 John Wilson Lane Round Rock, TX 78664	: 512-740-4818 <i>heymoe3@hotmail.com</i>	_____
3215 Elizabeth Anne Lane,	0	0.000000000	Zou, Heng	20 Windsor Drive Pine Brook, NJ 07058	<i>hengzou1@yahoo.com</i>	_____
	0					_____

Owners Association of Bradford Park, Inc.

Proxy

ANNUAL MEETING TIME AND PLACE

Date: Tuesday January 23, 2024
Meeting Time: 7:00 PM
Place: Faith Baptist Church on Gattis School Road
Zoom: You may also attend via Zoom. You will need to assign a proxy to vote for you in person
Join Zoom Meeting:
<https://us02web.zoom.us/j/7752695906?pwd=a1kyN3VuWUNhVUpOWWxYbGdLbXQxOT09>

Meeting ID: 775 269 5906 Passcode: 531601

PLEASE RETURN THIS PROXY

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Kieth Lindsay



Member Signature

1/23/24

Date

Property Address:

1002 Howell TERRACE PL

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

Owners Association of Bradford Park, Inc.

Proxy

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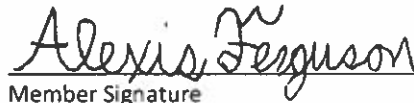
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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey



Member Signature

01/23/2024

Date

Property Address:

2811 Adelen Lane

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey

Keith Lindsey
Member Signature

1/23/24
Date

Property Address:

2601 Andres Way

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey



Member Signature

01-20-2024

Date

Property Address:

2603 Andrews Way

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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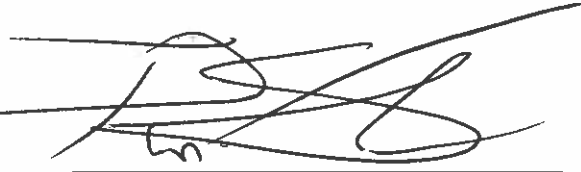
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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Kathy Lindsey



Member Signature

01/20/24
Date

Property Address:

2613 Andres Way

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey

Judy Priddy
Member Signature

1-20-2024
Date

Property Address:

2614 Andres Way

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsay

Allen W. Gaines
Member Signature

01/20/2024
Date

Property Address:

2621 Andres Way

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey



Member Signature

1/20/2024

Date

Property Address:

2633 Andres Way

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey

Shirley Townsend



Member Signature

1/20/24

Date

Property Address:

2640 Andres Way
Round Rock, TX
78684

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith A Lindsey

DocuSigned by:

Kimberly Cook

93AE9B99202144B

Member Signature

01/22/2024

Date

Property Address:

2652 Andres Way

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keita Lindsey

[Signature]
Member Signature

1-22-24
Date

Property Address:

3200 Elizabeth Anne Ln

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

Owners Association of Bradford Park, Inc.

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ANNUAL MEETING TIME AND PLACE

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey

Marisa Santos-Manzur

Member Signature

1/22/2023

Date

Property Address:

3201 Elizabeth Anne Ln

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lundsey

Rebeka Lund

Member Signature

1-22-24

Date

Property Address:

3217 Elizabeth Anne Ln

MAIL TO:

Bradford Park HOA
 PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey

Ronan Benitez

Member Signature

1/22/2023

Date

Property Address:

3221 Elizabeth Ave Ly

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey



Member Signature

1-22-24

Date

Property Address:

3233 Elizabeth Anne
Round Rock, TX 78664

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

KATH LINDSEY

Joe Gaines
Member Signature

1/22/2024
Date

Property Address:

3235 ELIZABETH AVE W.
Round Rock TX 78664

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

Owners Association of Bradford Park, Inc.

Proxy

ANNUAL MEETING TIME AND PLACE

Date: Tuesday January 23, 2024
Meeting Time: 7:00 PM
Place: Faith Baptist Church on Gattis School Road
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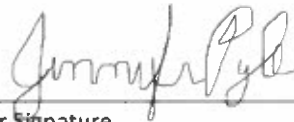
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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey



Member Signature

1/22/24

Date

Property Address:

3100 Malloy Ln, Pflugerville, Texas 78666

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

Owners Association of Bradford Park, Inc.

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey


Member Signature

1-22-2024
Date

Property Address:
3107 Harley

MAIL TO:
Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

Owners Association of Bradford Park, Inc.

Proxy

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey

Don Colby

Member Signature

1/22/2024

Date

Property Address:

3004 John Wilson Ln.
Round Rock, Tx 78664

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey _____



Member Signature

January 22, 2024

Date

Property Address:
3032 John Wilson Ln

MAIL TO:
Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

Owners Association of Bradford Park, Inc.

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Jamie Lodey 1/15/24
Keith A. Lindsey


Member Signature

1/15/24
Date

Property Address:

2404 Donnell Dr
Round Rock, TX 78664

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Kerth Lindsey

Paul K. Kama
 Member Signature

01/23/2024
 Date

Property Address:

2940 Donnell Drive

MAIL TO:

Bradford Park HOA
 PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey

Lakae Lor

Member Signature

1/22/24

Date

Property Address:

2942 Donnell Drive

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey

Araci S Fowler

Member Signature

1/17/2024
Date

Property Address:

2943 Donnell Dr

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Keith Lindsey

Solomonkassa

Member Signature

01/23/2024

Date

Property Address:

2958 Donnell Drive

MAIL TO:

Bradford Park HOA
PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com

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WRITE ONLY ONE NAME TO HOLD YOUR PROXY:

Merlin James



Member Signature

1/23/2024

Date

Property Address:

2993 Donnell Dr, Round Rock TX 78664

MAIL TO:

Bradford Park HOA

PO Box 203310, Austin, TX 78720-3310

EMAIL: Joe.Gaines@GoodwinTX.com