

MANAGEMENT CERTIFICATE FOR
CF COMMUNITY ASSOCIATION
BEXAR COUNTY

STATE OF TEXAS §
COUNTY OF BEXAR §

1. **Name of Subdivision:** CF Community
2. **Name of Association:** CF Community Association, Inc.
3. **Recording Data for Subdivision:** See Exhibit "A"
4. **Recording Data for Declaration:** See Exhibit "A"
5. **Name and mailing address of Association:** CF Community Association, Inc., 3424 Paesanos Pkwy, Ste 100, San Antonio, TX 78231.
6. **The Association's designated representative is:** FirstService Residential San Antonio, LLC, 3424 Paesanos Pkwy, Ste 100, San Antonio, TX 78231; 210-829-7202 Office; 210-829-5207 Fax. Email: sanantonio@fsresidential.com
Community Website: <https://canterburyfarmshoa.connectresident.com/>
7. **Resales Disclosure Package: \$375.00**
Homeowner Setup/ Unit Transfer Fee: There is a transfer fee in the amount of **\$100.00** collected at closing from the buyer.
8. **Other information the Association considers appropriate for the governing, administration or operation of the subdivision and Association:** See Exhibit "A"

Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the CF Community Association, Inc., as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

CF COMMUNITY ASSOCIATION, INC.

By: Kristie Rose-Zapp

Print Name: Kristie Rose-Zapp

Print Title: Managing Agent

STATE OF TEXAS §
COUNTY OF BEXAR §

October This instrument was acknowledged and signed before me on this the 16th day of October 2022 by Kristie Rose-Zapp, the Managing Agent of the CF Community Association on behalf of the Association.

[Signature]
Notary Public – State of Texas

After Recording Return To:
FirstService Residential San Antonio, LLC
3424 Paesanos Pkwy, Ste 100
San Antonio, TX 78231

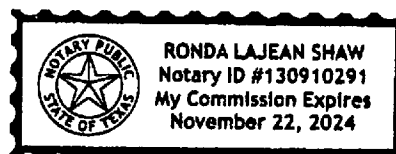


EXHIBIT "A"

The **CF Community Association**, a subdivision located in Bexar County, Texas, and any other subdivisions which have been or may be subsequently annexed thereto and made subject to the authority of the CF Community Association, Inc. which sections were originally encumbered by dedicatory instruments filed of record in Bexar County, Texas as follows:

Recording Date	Filed Document	Recording Information
11/06/2001	DCCR'S	20010196361
09/04/2003	Amendments to DCCR – Unit 2	20030229680
09/04/2003	First Amendment –Unit 1	20030229679
09/22/2003	Amendments to DCCR – Unit 3	20030243952
11/04/2005	Annexation to DCCR – Unit 4	20050258175
08/03/2006	Annexation to DCCR – Unit 5	20060185036
09/04/2007	Annexation to DCCR – Unit 6	20070210645
03/14/2012	Collection Policy & Payment Plan	20120047539
03/14/2012	Document Retention/ Copy Policy	20120047538
6/24/2014	Rules and Regulations	20140105873
05/25/2017	First Amendment to the Bylaws	20170099971
10/06/2022	Swimming Pool Enclosures Policy	20220240672
10/06/2022	Collection Policy and Payment Plan Guidelines	20220240679
10/06/2022	Architectural Review Policy	20220240684
10/06/2022	Enforcement Policy	20220240680

File Information

**eFILED IN THE OFFICIAL PUBLIC eRECORDS OF BEXAR COUNTY
LUCY ADAME-CLARK, BEXAR COUNTY CLERK**

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Recorded Date: October 18, 2022
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Any provision herein which restricts the sale or use of the described real property because of race is invalid and unenforceable under Federal law

STATE OF TEXAS, COUNTY OF BEXAR

I hereby Certify that this instrument was eFILED in File Number Sequence on this date and at the time stamped hereon by me and was duly eRECORDED in the Official Public Record of Bexar County, Texas on: 10/18/2022 9:28 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk