

MANAGEMENT CERTIFICATE
OF
PRESA POINT COMMUNITY ASSOCIATION, INC.

The undersigned, being an officer of Presa Point Community Association, Inc. (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Presa Point.
2. The name of the Association: Presa Point Community Association, Inc., a Texas non-profit corporation.
3. The recording data for the subdivision: Lots 1 through 35, Block 100; Lots 1 through 8, Block 101; and Lots 1 through 32, Block 102, of Presa Point, a subdivision located in Bexar County, Texas, according to the map or plat thereof recorded as Document No. 20220075231, Official Public Records of Bexar County, Texas.
4. The recording data for the Declaration with any amendments and/or supplements to the declaration: The recording data for the declaration and any amendments and supplements thereto, are particularly described on Attachment 1 attached hereto and incorporated herein by reference.
5. The name and mailing address of the Association: Presa Point Community Association, Inc., c/o Alamo Management Group, 16120 College Oak, Suite 1010, San Antonio, Texas 78249.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name: Alamo Management Group
Attn: Mark Edwards
Mailing Address: 2611 N. Loop 1604 W, Suite 100, San Antonio, Texas 78258
Telephone Number: (210) 485-4088
Email Address: Info@alamomg.com

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

Working Capital Assessment - \$350.00.

Transfer Fee - \$395.00.

Resale Certificate Fee - \$250.00.

PRESA POINT COMMUNITY ASSOCIATION, INC.
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The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

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

PRESA POINT COMMUNITY ASSOCIATION, INC., a
Texas non-profit corporation

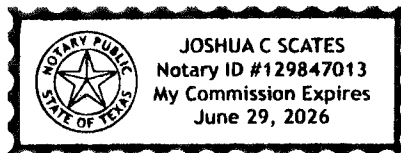
By: [Signature]
Name: Richard Murr
Title: President

STATE OF TEXAS §

§
COUNTY OF Bexar §

This instrument was acknowledged before me this 11 day of May, 2023 by Richard Murr, President of Presa Point Community Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

[SEAL]



[Signature]
Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
WINSTEAD PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
rburton@winstead.com

PRESA POINT COMMUNITY ASSOCIATION, INC.
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ATTACHMENT 1

RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS

1. Declaration of Covenants, Conditions and Restrictions for Presa Point, recorded as Document No. 20220186094, Official Public Records of Bexar County, Texas.
2. Presa Point Adoption of Working Capital Assessment, recorded as Document No. 20230083857, Official Public Records of Bexar County, Texas.
3. Presa Point Community Manual, recorded as Document No. 20230085913, Official Public Records of Bexar County, Texas.

File Information

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

Document Number: 20230087879
Recorded Date: May 17, 2023
Recorded Time: 10:01 AM
Total Pages: 4
Total Fees: \$34.00

**** THIS PAGE IS PART OF THE DOCUMENT ****

**** Do Not Remove ****

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: 5/17/2023 10:01 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk