

**MANAGEMENT CERTIFICATE  
FOR THE  
SAGEWOOD (SAN ANTONIO) HOMEOWNERS ASSOCIATION, INC.  
BEXAR COUNTY, TEXAS  
(TEXAS PROPERTY CODE SECTION 209.004)**

**NAME OF SUBDIVISION:**

Mystic Park Subdivision (Planned Unit Development)

**NAME OF ASSOCIATION:**

Sagewood (San Antonio) Homeowners Association, Inc.

**MAILING ADDRESS OF ASSOCIATION:**

11844 Bandera Road #466  
Helotes, Texas 78023

**SUBDIVISION RECORDING DATA:**

- Plat – Volume 9553, Page 98

**RECORDING DATA OF DEDICATORY INSTRUMENTS:**

- Declaration – Document No. 20020291584
- Community Manual – Document No. 20210261859

**PROPERTY MANAGER CONTACT INFORMATION:**

Name:	Hill Country Homeowners Association Management c/o Melissa Gentry
Phone Number:	800-998-6721
Mailing Address:	11844 Bandera Road #466, Helotes, Texas 78023
E-mail Address:	contactus@hillcountryhomeowners.com

**ASSOCIATION'S WEBSITE:**

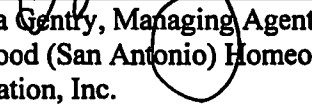
[www.hillcountryhomeowners.com](http://www.hillcountryhomeowners.com)

**PROPERTY TRANSFER FEES:**

- Resale Certificates (Tex. P. Code 207.003 compliant):
  - First Request: \$375.00
  - Second Request: \$75.00
- Transfer Fees: \$250.00
- Additional products and documents available at [www.HomeWiseDocs.com](http://www.HomeWiseDocs.com)

**OTHER INFORMATION:**

Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other dedicatory instruments of the Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase. The purpose of this Management Certificate is to comply with Section 209.004 of the Texas Property Code and to provide information sufficient for a title company to correctly identify the Subdivision and to contact its governing Association. This Management Certificate does not purport to identify every piece of information pertinent to the Subdivision. No person should rely on this Management Certificate for anything other than instructions for contacting the Association. The registered agent for the Association is on file with the Texas Secretary of State.

  
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Melissa Gentry, Managing Agent  
Sagewood (San Antonio) Homeowners  
Association, Inc.

STATE OF TEXAS

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COUNTY OF BEXAR

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Before me, the undersigned authority, on this day personally appeared Melissa Gentry, Managing Agent of the Sagewood (San Antonio) Homeowners Association, Inc., a Texas nonprofit corporation, known to be the person and officer whose name is subscribed to the foregoing Management Certificate and acknowledged to me that he/she had executed the same as the act of said corporation for the purpose and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office this 3<sup>rd</sup> day of March, 2022.



  
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Notary Public, State of Texas

**File Information**

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

**Document Number:** 20220054651  
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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: 3/3/2022 4:03 PM



*Lucy Adame-Clark*  
Lucy Adame-Clark  
Bexar County Clerk