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PROPERTY OWNERS ASSOCIATION 11th AMENDED MANAGEMENT CERTIFICATE FOR
ARROYO VERDE HOMEOWNERS ASSOCIATION, INC.

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code.

This amends all prior Management Certificates filed for this association.

Per Texas Property Code 209.004 "The County Clerk of each county in which a Management Certificate is filed as required by this section shall record the Management Certificate in the real property records of the county and index the document as a "Property Owners' Association Management Certificate"

State of Texas §

County of Guadalupe §

1. Name of Subdivision: Arroyo Verde Subdivision
2. Subdivision Location: Guadalupe County
3. Name of Homeowners Association: Arroyo Verde Homeowners Association, Inc.
4. Recording Data for Association: Plats are filed in Guadalupe County Plat Records:
Unit 1 plat records are filed under V6, pgs. 73-74.
Unit 2 plat records are filed under V 6, pg. 221.
5. Recording Data for Declaration and any amendments: Recording Data is filed in the Real Property Records of Guadalupe County. Unit One: Declaration of Covenants, Conditions and Restrictions, Executed on 11/24/1995 are recorded in V1388, pg. 530.

Unit Two: Annexation Declaration executed on 3/30/2000 is attached to and filed under Volume 3085, page 678.
6. Other information the Association considered appropriate for the governing, administration or operation of the subdivision and homeowners' association:

Other Documents Applicable to Arroyo Verde filed under document V2478, pg.0141 on 5/15/2007:
Articles of Incorporation
Bylaws
Architectural Control Criteria for Basketball Goals
Architectural Control Criteria for Storage Buildings

Waterline Easement and Temporary Construction Easement Agreement filed under Volume 4090, page 0022 # 13-011441.

Drainage Easement Agreement filed under Volume 4090, Page 0038 #13-011442.

Administrative Resolutions are filed with and attached to the Certificate filed at Guadalupe County on 12/9/2011 under Document 11-021706, Volume 3068, Page 0321.

Resolution No. 2004002 Violation Policy

Resolution No. 2006001 Collection Policy

Resolution No. 2009001 Collection Policy

Resolutions/Policies:

All policies are attached to the Certificate filed at Guadalupe County on 12/9/2011 under Document 11-021706, Volume 3068, Page 0321.

Record Retention Policy

Records Inspection Policy

Payment Plan Policy

Email Registration Policy

Membership Voting Policy

Collection Policy

Architectural Guidelines

Guidelines:

All guidelines are attached to the Certificate filed at Guadalupe County on 12/9/2011 under Document 11-021706, Volume 3068, Page 0321. Architectural Guidelines for:

Solar Panels, Flag and Flag Poles, Roof Shingles, Rain Barrels and Religious Symbol displays

Resolutions/Policies/Guidelines Signed 9.10.2013: All policies are attached to and filed under Volume 4149, page 0471

Collection Policy

Violation Policy

Record Retention Policy

Records Inspection Policy

Payment Plan Policy

Email Registration Policy

Membership Voting Policy

Guidelines for Drought Resistant Landscaping and Natural Turf

Conflict of Interest Policy

Guidelines for Flag Display

Religious Items Display Guidelines

Solar Energy Device Guidelines

Roofing Material Guidelines

Rainwater Collection Guidelines

Application of Payments Policy

Outdoor Sports Equipment Administrative Resolution No. 20140508 is attached to and filed with Volume 4227, page 0035.

Administrative Resolution No. 2014-0924 Board and Membership Meeting Rules effective 9/24/2014 is attached to and filed with Doc#2014018937

Fence Maintenance and Stain Policy is attached to and filed Doc#2014018937

Assessment Collection Policy and Schedule effective 7/16/2015 is attached to and filed with this Certificate.

Arroyo Verde Homeowners Association, Inc. Billing Policy and Payment Plan Guidelines are filed under Document No. 201999023942.

7. Mailing Address and Contact Information for the Association and the Managing Agent:

Spectrum Association Management
17319 San Pedro Ave, #318
San Antonio, TX 78232
contact@spectrumam.com
210-494-0659
www.spectrumam.com/homeowners

8. Fee(s) related to Property Transfer:

- Administrative Transfer Fee - \$200.00
- Resale Package = \$375.00
 - Rush for Resale Package:
 - 1 business day = \$120.00 / 3 business days = \$95.00
 - Add a Rush to an existing order = \$75.00 + Cost of a Rush
 - Update for Resale Package:
 - 1-14 days = \$15.00 / 15-180 days = \$50.00
- Statement of Account only = \$120.00
 - Rush for Statement of Account only:
 - 1 business day = \$110.00 / 3 business day = \$85.00
 - Update for Statement of Account only:
 - 1-30 days - No Cost / 31-45 days = \$50.00 / 46-90 days = \$50.00

Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents 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 CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION, OR TO REPORT EVERY PIECE OF INFORMATION PERTINENT TO THE SUBDIVISION. NO PERSON SHOULD RELY ON THIS CERTIFICATE FOR ANYTHING OTHER THAN INSTRUCTIONS FOR CONTACTING THE ASSOCIATION IN CONNECTION WITH THE TRANSFER OF TITLE TO A HOME IN THE SUBDIVISION. THE REGISTERED AGENT FOR THE ASSOCIATION IS ON FILE WITH THE TEXAS SECRETARY OF STATE.

Signed this 22 day of November, 2021.

Arroyo Verde Homeowners Association, Inc.

By: [Signature]
Shelby Schilleci (of Spectrum Association Management), Managing Agent

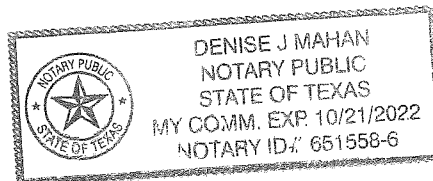
State of Texas §

County of Bexar §

This instrument was acknowledged and signed before me on 2/29/21
[Signature], 2021 by Shelby Schilleci, representative of Spectrum Association
Management, the Managing Agent of Arroyo Verde Homeowners Association, Inc., on behalf of said
association.

[Signature]
Notary Public, State of Texas

After Recording, Return To:
Spectrum Association Management
Attn: Transitions
17319 San Pedro Ave., Ste. #318
San Antonio, TX 78232



202199040494
I certify this instrument was FILED and RECORDED
in the OFFICIAL PUBLIC RECORDS
of Guadalupe County, Texas on
11/24/2021 03:16:57 PM PAGES: 4 TIFFANY
TERESA KIEL, COUNTY CLERK



Teresa Kiel