

**PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE**  
*for*  
**SHAVANO HIGHLANDS PROPERTY OWNERS ASSOCIATION, INC.**

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THE STATE OF TEXAS       §  
   §  
 COUNTY OF BEXAR         §

The undersigned, CAROLYN THACKER, the Director of Community Association Management – San Antonio for RealManage, the Managing Agent for Shavano Highlands Property Owners Association, Inc., a nonprofit corporation (the “Association”) organized and existing under the laws of the State of Texas, submits the following information pursuant to TEX. PROP. CODE § 209.004 which supersedes any prior Management Certificate filed by the Association:

1.     Name of the Subdivision:                     Shavano Highlands
2.     Name of Association:                       Shavano Highlands Property Owners Association, Inc.
3.     Recording Data for the Subdivision:     Deed and Plat Records of Bexar County, Texas

Subdivision Name	Volume	Page
Subdivision Plat Establishing Shavano Highlands Unit 1 PUD	9673	209-212
Subdivision Plat of Shavano Highlands Unit 1A PUD	9693	95
Subdivision Plat of Shavano Highlands Unit 2 & 3 PUD	9705	174-179
Amending Plat of Shavano Highlands Unit 2 & 3 PUD	20002	907
Replat and Subdivision Plat of Shavano Highlands, Unit-4 (PUD)	20001	242-244
Replat and Subdivision Plat of Shavano Highlands, Unit-5 (Enclave)	20001	1109-1011

4.     Recording Data for the Declaration, Amendments, Articles, Bylaws and Policies as of the date hereof:  
        Recorded in the Official Public Records of Bexar County, Texas

Covenants, Conditions, Restrictions and Easements	Document Number	Volume	Page
Amended and Restated Master Declaration of Covenants, Conditions, Easements and Restrictions (Shavano Highlands Property Owners Association, Inc.)	20150123304	17333	1462
Amended and Restated Shavano Highlands Unit 1 Declaration of Covenants, Conditions, Easements and Restrictions	20150123587	17334	898
Certificate of Annexation and Supplemental Declaration for Shavano Highlands Unit 1A	20150243921	17612	1601
Certificate of Annexation and Supplemental Declaration for Shavano Highlands, Unit 2 & 3 PUD	20160188803	18107	566
Certificate of Annexation and Supplemental Declaration for Shavano Highlands, Unit-4 (PUD)	20180135563		

Amended and Restated Certificate of Annexation and Supplemental Declaration for Shavano Highlands, <b>Unit-5</b> (PUD)	20200008636		
<b>Bylaws</b>	<b>Document Number</b>	<b>Volume</b>	<b>Page</b>
Certificate of Secretary Shavano Highlands Property Owners Association, Inc. (Bexar County) with attached: Amended and Restated Bylaws of Shavano Highlands Homeowners Association, Inc.	20170040433	18386	140

5. Association Fees Related to Property Transfer:

Resale Certificate Fee \$75.00  
Transfer Fee Due at Time of Closing \$50.00

6. Mailing Address for the Association:

Shavano Highlands Property Owners Association, Inc.  
P.O. Box 803555  
Dallas, Texas 75380

7. Association Management or Representative and Contact Information:

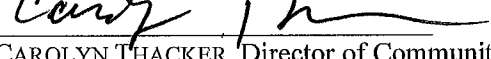
RealManage  
c/o CT Corporation  
PO Box 803555  
Dallas, Texas 75380-3555  
866-473-2573 Phone  
866-919-5696 Fax  
shavhigh@CiraMail.com

8. Association Website:  
www.ciranet.com

Executed on this 30 day of Nov, 2021.

SHAVANO HIGHLANDS PROPERTY OWNERS ASSOCIATION, INC.

By: REALMANAGE

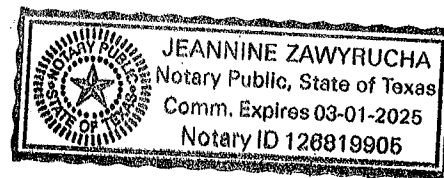
By:   
CAROLYN THACKER, Director of Community  
Community Association Management – San Antonio  
RealManage, Managing Agent

STATE OF TEXAS §

COUNTY OF BEXAR §

BEFORE ME, the undersigned notary public, on this 30 day of Nov, 2021, personally appeared CAROLYN THACKER, Director of Community Association Management – San Antonio of RealManage, the Managing Agent for SHAVANO HIGHLANDS PROPERTY OWNERS ASSOCIATION, INC., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and in the capacity therein expressed.

Jeannine Zawyrucha  
Notary Public, State of Texas



AFTER RECORDING, RETURN TO:  
Michael B. Thurman  
THURMAN & PHILLIPS, P.C.  
4093 De Zavala Road  
Shavano Park, Texas 78249  
Phone: (210) 341-2020

**File Information**

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

**Document Number:** 20210333080  
**Recorded Date:** November 30, 2021  
**Recorded Time:** 4:55 PM  
**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: 11/30/2021 4:55 PM



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