

PINNACLE HOMEOWNERS' ASSOCIATION, INC. MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **PINNACLE HOMEOWNERS' ASSOCIATION, INC.** (the "Association") in compliance with the terms of Chapter 209 of the Texas Property Code and supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

Name of the Subdivision: THE PINNACLE

Name of the Association: PINNACLE HOMEOWNERS' ASSOCIATION, INC.

Recording Data for Association:

The Subdivision is recorded according to the Map and Plat Records in Bexar County, Texas, as follows;

- (a) Vol. 9533, Page 63

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Real Property Records of Bexar County, Texas, as follows:

- (a) The Pinnacle Subdivision Planned Unit Development Declaration of Covenants, Conditions and Restrictions. Doc 960067820.
- (b) Articles of Incorporation of Pinnacle Homeowners' Association, Inc. Vol 8542, 0378.
- (c) First Amendment to Declaration of Covenants, Conditions and Restrictions for the Pinnacle Subdivision. Doc 970086128.
- (d) Second Amendment to Declaration of Covenants, Conditions and Restrictions for the Pinnacle Subdivision. Doc 990079789. Book D, Vol 07941, 01889.
- (e) Third Amendment to Declaration of Covenants, Conditions and Restrictions for the Pinnacle Subdivision. Doc 990118768.
- (f) Fourth Amendment to Declaration of Covenants, Conditions and Restrictions for the Pinnacle Subdivision. Doc 990175464.
- (g) Certificate of Secretary of Pinnacle Homeowners Association, Inc. Doc 20000134633.

Name and Mailing Address of the Association

PINNACLE HOMEOWNERS' ASSOCIATION, INC.
c/o Professional Community Management
300 East Sonterra Blvd Ste 250
San Antonio, Texas 78258

Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or its Designated Representative

Professional Community Management
300 East Sonterra Blvd Ste 250
San Antonio, Texas 78258
210-545-1888
AHInfo@associa.us

Website Address of the Association

www.townsq.io

Property Transfer Fee(s) Charged by the Association:

New account setup fee establishing new owner's account in the association's records: \$45

Enhancement Fee: \$500, first time sale only.

Resale Certificate: \$375

Resale Certificate Update: \$75

Legacy Account Closure Fee: \$220

Refinance Statement of Account: \$75

Expedite Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expedite
\$125 for 3 day expedite

Executed on this the 1 day of January, 2022

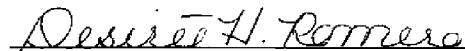
PINNACLE HOMEOWNERS' ASSOCIATION, INC., acting by and
through its managing agent, Professional Community Management



Alex Rix, Professional Community Management President

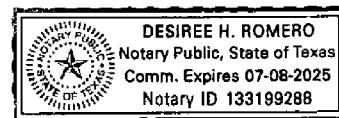
STATE OF TEXAS §
 §
COUNTY OF Bexar §

This instrument was acknowledged before me on the 1st day of January, 2022 by Alex Rix, President with Professional Community Management, the managing agent for PINNACLE HOMEOWNERS' ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of such corporation.



Notary Name
Notary Public, State of Texas

When recorded return to:
Professional Community Management
300 East Sonterra Blvd Ste 250
San Antonio, Texas 78258



File Information

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

Document Number: 20220099667

Recorded Date: April 20, 2022

Recorded Time: 3:50 PM

Total Pages: 3

Total Fees: \$30.00

**** 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:
4/20/2022 3:50 PM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk