

MANAGEMENT CERTIFICATE FOR
MADISON HEIGHTS HOA
BEXAR COUNTY

STATE OF TEXAS §
COUNTY OF BEXAR §

1. **Name of Subdivision:** Madison Heights
2. **Name of Association:** Madison Heights HOA
3. **Recording Data for Subdivision:** See Exhibit "A"
4. **Recording Data for Declaration:** See Exhibit "A"
5. **Name and mailing address of Association:** Madison Heights HOA, 3424 Paesanos Parkway, Suite 100, San Antonio, TX 78231.
6. **The Association's designated representative is:** FirstService Residential San Antonio, LLC, 3424 Paesanos Parkway, Suite 100, San Antonio, TX 78231; 210-829-7202 Office; 210-829-5207 Fax.
Email: sanantonio@fsresidential.com
Community Website: <https://madisonheights.connectresident.com/>
7. **Resales Disclosure Package:** \$375.00
Homeowner Setup/ Unit Transfer Fee: There is a transfer fee in the amount of \$295.00 collected at closing from the buyer.
Capitalization Fee: \$500.00 (All Closings)
8. **Other information the Association considers appropriate for the governing, administration or operation of the subdivision and Association:** See Exhibit "A"

Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the Madison Heights HOA, inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

MADISON HEIGHTS HOA.

By: Kristie Rose-Zapp

Print Name: Kristie Rose-Zapp

Print Title: Managing Agent

STATE OF TEXAS §
COUNTY OF BEXAR §

This instrument was acknowledged and signed before me on this the 24th day of January, 2023 by Kristie Rose-Zapp o, the managing agent of the Madison Heights HOA, on behalf of the Association.

Ronda Shaw
Notary Public – State of Texas

After Recording Return To:
FirstService Residential San Antonio, LLC
3424 Paesanos Parkway, Suite 100,
San Antonio, TX 78231

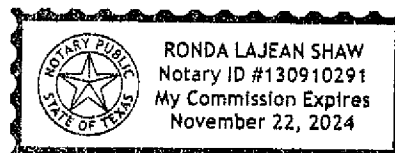


EXHIBIT "A"

Madison Heights HOA, a subdivision located in Bexar County, Texas, and any other subdivisions which have been or may be subsequently annexed thereto and made subject to the authority of the Madison Heights Homeowners Association, Inc. which sections were originally encumbered by dedicatory instruments filed of record in Bexar County, Texas as follows:

Recording Date	Filed Document	Recording Information
11/07/2019	Declaration of Covenants, Conditions and Restrictions	20190226115
11/12/2019	Community Manual	20190228426
11/12/2019	Adoption of Working Capital Assessment	20190228427

File Information

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

Document Number: 20230014073
Recorded Date: January 26, 2023
Recorded Time: 2:03 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: 1/26/2023 2:03 PM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk