

**MANAGEMENT CERTIFICATE FOR
THE SANCTUARY TEXAS HOMEOWNERS ASSOCIATION, INC.**

The following information is being provided pursuant to Section 209.004, Texas Property Code:

1. Name of subdivision: The Sanctuary
2. Name of the association: The Sanctuary Texas Homeowners Association, Inc.
3. Mailing address: 3424 Paesanos Parkway, Suite 100
San Antonio, TX 78231
4. Subdivision plat information: Units 1 & 2: Volume 9603, Pages 200-203;
Unit 5A: Volume 9648, Pages 182-183; and,
Unit 5B: Volume 9681, Page 5, Deed and Plat Records of Bexar County, Texas
5. Declaration information: Units 1 & 2: Declaration of Covenants, Conditions, and Restrictions for The Sanctuary Texas Homeowners Association, Inc., executed on August 26, 2009, recorded in Document 20090168186, Official Public Records of Bexar County, Texas, as amended by First Amendment to Declaration of Covenants, Conditions, and Restrictions for The Sanctuary Texas Homeowners Association, Inc., executed on December 28, 2015, recorded in Document Number 20150248197, Official Public Records of Bexar County, Texas

Unit 5A: Declaration of Annexation for The Sanctuary, Unit-5A, executed on November 30, 2012, recorded in Document Number 20120237460, Official Public Records of Bexar County, Texas

Unit 5B: Declaration of Annexation for The Sanctuary, Unit 5-B, executed on March 17, 2015, recorded in Document Number 20150044831, Official Public Records of Bexar County, Texas
6. Association management or representative: FirstService Residential San Antonio, LLC
3424 Paesanos Parkway, Suite 100
San Antonio, TX 78231
Telephone: (210) 829-7202
Fax: (210) 829-5207
Email: sanantonio@fsresidential.com
7. Website address: <https://thesanctuarytexashoa.connectresident.com/>
8. Property fees: Transfer fee: \$340.00
Resale disclosure package:
 - 6-10 days: \$375.00
 - 3-5 days: \$450.00
 - 1-2 days: \$500.00Resale disclosure update: \$75.00 (within 60 days of original request)
Refinance certificate fee:
 - 6-10 days: \$125.00
 - 3-5 days: \$225.00
 - 1-2 days: \$275.00Developer/Builder to Homeowner – Statement of Account:
 - 6-10 days: \$35.00
 - 3-5 days: \$50.00
 - 1-2 days: \$75.00Reverse Mortgage Account Verification (state of account with recurring): \$150.00
HOA Questionnaire – Single Family: \$250.00 (optional)

Loan Estimate Questionnaire – Single Family: \$100.00 (optional)

9. Other information

Declaration of Residential Restrictions, executed on January 8, 2007,
recorded in Document Number 20070009136, Official Public Records
of Bexar County, Texas

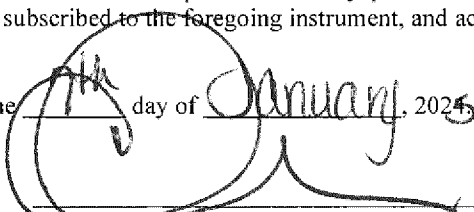
THE SANCTUARY TEXAS HOMEOWNERS ASSOCIATION, INC.,
a Texas non-profit corporation


By: Kristie Rose-Zapp, Managing Agent

STATE OF TEXAS

COUNTY OF BEXAR

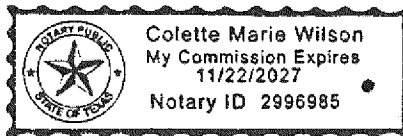
Before me, the undersigned notary public, on this day personally appeared Kristie Rose-Zapp, Managing Agent of The Sanctuary Texas Homeowners Association, Inc., known to me or proved to me by presentation to me of a governmentally-issued identification card to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed it for the purposes and consideration expressed in it.

Given under my hand and seal of office the  day of January, 2025

Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Allen, Stein & Durbin, P.C.
Attorneys at Law
P.O. Box 101507
San Antonio, TX 78201
06123.0001.2577208.ia



File Information

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

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Recorded Date: January 08, 2025
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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: 1/8/2025 12:35 PM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk