

**MANAGEMENT CERTIFICATE FOR
OAK RIDGE VILLAGE HOMEOWNERS ASSOCIATION, INC.**

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

1. Name of subdivision: Oak Ridge Village
2. Name of the association: Oak Ridge Village Homeowners Association, Inc.
3. Mailing address: 3424 Paesanos Parkway, Suite 100
San Antonio, TX 78231
4. Subdivision plat information: Unit 1: Volume 9527, Page 177;
Unit 2: Volume 9529, Page 101;
Unit 3: Volume 9543, Page 40;
Unit 4: Volume 9531, Page 47;
Unit 4A: Volume 9533, Page 172;
Unit 5: Volume 9537, Page 68;
Unit 6A: Volume 9547, Page 142;
Unit 6B: Volume 9547, Page 143;
Unit 7: Volume 9553, Page 162; and,
Swimming Activity Center: Volume 9529, Page 83, Deed and Plat
Records of Bexar County, Texas
5. Declaration information: Unit 1: Declaration of Restrictive Covenants and Conditions for
Windmill Ridge Subdivision Unit-1 (Platted as Oak Ridge Village),
executed on November 15, 1993, recorded in Volume 5862, Page 215,
et seq., Official Public Records of Real Property of Bexar County, Texas,
as amended by Amendment to Declaration of Restrictive Covenants and
Conditions for Windmill Ridge Subdivision Unit-1, executed on July 26,
1994, recorded in Volume 6168, Page 298, et seq., Official Public
Records of Real Property of Bexar County, Texas

Unit 2: Declaration of Restrictive Covenants and Conditions for Oak
Ridge Village Subdivision Unit-2, executed on September 16, 1994,
recorded in Volume 6203, Page 1175, et seq., Official Public Records of
Real Property of Bexar County, Texas

Unit 3: Declaration of Restrictive Covenants and Conditions for Oak
Ridge Village Subdivision Unit-3, executed on May 24, 1999, recorded
in Volume 7979, Page 1521, et seq., Official Public Records of Real
Property of Bexar County, Texas

Unit 4: Declaration of Restrictive Covenants and Conditions for Oak
Ridge Village Subdivision Unit-4, executed on March 23, 1995,
recorded in Volume 6380, Page 103, et seq., Official Public Records of
Real Property of Bexar County, Texas, as amended by Amendment to
Declaration of Restrictive Covenants and Conditions for Oak Ridge
Village Subdivision, Unit 4, executed on June 28, 1995, recorded in
Volume 6464, Page 261, et seq., Official Public Records of Real
Property of Bexar County, Texas, as further amended by Amendment to
Declaration of Restrictive Covenants and Conditions for Oak Ridge
Village Subdivision, Unit 4, executed on March 17, 1997, recorded in
Volume 7035, Page 484, et seq., Official Public Records of Real
Property of Bexar County, Texas

Unit 4A: Declaration of Restrictive Covenants and Conditions for Oak
Ridge Village Subdivision Unit-4A, executed on March 15, 1996,
recorded in Volume 6701, Page 951, et seq., Official Public Records of
Real Property of Bexar County, Texas

Unit 5: Declaration of Restrictive Covenants and Conditions for Oak Ridge Village Subdivision Unit-5, executed on June 10, 1997, recorded in Volume 7113, Page 1118, et seq., Official Public Records of Real Property of Bexar County, Texas

Unit 6A & 6B: Declaration of Restrictive Covenants and Conditions for Oak Ridge Village, Units 6A and 6B, executed on May 31, 2000, recorded in Volume 8449, Page 1091, et seq., Official Public Records of Bexar County, Texas

Unit 7: Declaration of Restrictive Covenants and Conditions for Oak Ridge Village Subdivision Unit-7, executed on March 25, 2002, recorded in Volume 9315, Page 856, et seq., 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
E-mail: sanantonio@fsresidential.com

7. Website address:

<https://OakRidgeVillageHOA.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: \$500.00

Resale disclosure update (within 60 days of original request): \$75.00
Refinance certificate fee:

- 6-10 days: \$125.00
- 3-5 days: \$225.00
- 1-2 days: \$275.00

Developer/Builder to Homeowner – statement of account:

- 6-10 days: \$35.00
- 3-5 days: \$50.00
- 1-2 days: \$75.00

Reverse 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)

OAK RIDGE VILLAGE HOMEOWNERS ASSOCIATION, INC.,
a Texas/non-profit corporation


By: Kristie Rose-Zapp, Managing Agent

STATE OF TEXAS §
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COUNTY OF BEXAR §

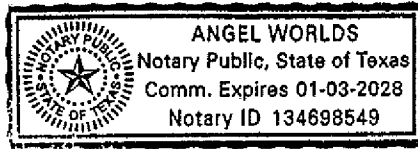
Before me, the undersigned notary public, on this day personally appeared Kristie Rose-Zapp, Managing Agent of Oak Ridge Village Homeowners Association, Inc., known to me or proved to me by presentation to me of a governmentally-issued identification card to be the person whose name is subscribed to 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 6th day of March, 2024.

Angel Worlds
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
04097.0001.2545692.ia



File Information

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

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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: 3/8/2024 8:36 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk