

**TENTH AMENDED MANAGEMENT CERTIFICATE
OF
FOX GROVE (SAN ANTONIO) HOMEOWNERS' ASSOCIATION, INC.**

This document supersedes all previous Management Certificates. The undersigned, being an officer of Fox Grove (San Antonio) Homeowners' Association, Inc., and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the Subdivision: Fox Grove
2. The name of the Association: Fox Grove (San Antonio) Homeowners' Association, Inc., a Texas nonprofit corporation.
3. The recording data for the Subdivision:

Plat Number 100274 Amending Plat of 060063 Fox Grove Subd. Unit 5 recorded at Document No. 20100186369, Official Public Records of Bexar County, Texas.

Plat Number 060342 Subdivision Plat Establishing Fox Grove Subdivision, Unit 7B recorded at Document No. 20070010274, Official Public Records of Bexar County, Texas.

Plat Number 060341 Replat & Subdivision Plat Establishing Fox Grove Subdivision, Unit 8 recorded at Document No. 20070013984, Official Public Records of Bexar County, Texas.

Plat Number 070393 Amending Plat for a Portion of Fox Grove Subdivision, Unit 8 recorded at Document No. 20070247299, Official Public Records of Bexar County, Texas.

Plat Number 060663 Replat & Subdivision Plat Establishing Fox Grove Subdivision, Unit 10 recorded at Document No. 20080247415, Official Public Records of Bexar County, Texas.

Plat Number 060664 Replat & Subdivision Plat Establishing Fox Grove Subdivision, Unit 11 recorded at Document No. 20110090718, Official Public Records of Bexar County, Texas.

Plat Number 120042 Subdivision Plat Establishing Fox Grove Subdivision, Unit 12A recorded at Document No. 20120063556, Official Public Records of Bexar County, Texas.

Plat Number 120411 Subdivision Plat Establishing Fox Grove Subdivision, Unit 13 recorded at Document No. 20130121432, Official Public Records of Bexar County, Texas.

Plat Number 140174 Subdivision Plat Establishing The Oaks at Fox Grove Subdivision Unit 1 & 2 recorded at Document No. 20140094048, 20140094049, 20140094050, 20140094051, Official Public Records of Bexar County, Texas.

Plat Number 140516 Subdivision Plat Establishing The Oaks at Fox Grove Subdivision Unit 3 & 4 recorded at Document No. 20150090773 and 20150090774, Official Public Records of Bexar County, Texas.

4. The recording data for the Declaration:

Declaration of Covenants, Conditions and Restrictions for Fox Grove recorded under Document No. 20030119255, Official Public Records of Bexar County, Texas.

First Amendment to Declaration of Covenants, Conditions and Restrictions Fox Grove recorded under Document No. 20030311167, Official Public Records of Bexar County, Texas.

Second Amendment of Declaration of Covenants, Conditions and Restrictions Fox Grove recorded under Document No. 20060068846, Official Public Records of Bexar County, Texas.

First Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Unit Two recorded under Document No. 20030269636, Official Public Records of Bexar County, Texas.

Second Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Unit 3 recorded under Document No. 20050047979, Official Public Records of Bexar County, Texas.

Third Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove, Unit 4 recorded under Document No. 20050236686, Official Public Records of Bexar County, Texas.

Fourth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove, Unit 6 recorded under Document No. 20050293651, Official Public Records of Bexar County, Texas.

Fifth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 5 recorded under Document No. 20060296068, Official Public Records of Bexar County, Texas.

Sixth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 7B and Unit 8 recorded under Document No. 20070055806, Official Public Records of Bexar County, Texas.

Seventh Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 7A recorded under Document No. 20070077441, Official Public Records of Bexar County, Texas.

Eighth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 10 recorded under Document No. 20090156554, Official Public Records of Bexar County, Texas.

Ninth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 11 recorded under Document No. 20110102657, Official Public Records of Bexar County, Texas.

Tenth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 11A recorded under Document No. 20110183616, Official Public Records of Bexar County, Texas.

Eleventh Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 11A recorded under Document No. 20120118329, Official Public Records of Bexar County, Texas.

Correction to Eleventh Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove recorded under Document No. 20130037185, Official Public Records of Bexar County, Texas.

Twelfth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 12B recorded under Document No. 20130037186, Official Public Records of Bexar County, Texas.

Thirteenth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 13 recorded under Document No. 20130129694, Official Public Records of Bexar County, Texas.

Fourteenth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 14 recorded under Document No. 20140055498, Official Public Records of Bexar County, Texas.

Fifteenth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 9B recorded under Document No. 20140055498, Official Public Records of Bexar County, Texas.

Sixteenth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of The Oaks at Fox Grove Subdivision, Unit 1 & 2 recorded under Document No. 20140209971, Official Public Records of Bexar County, Texas.

Seventeenth Supplement to Declaration of Covenants, Conditions and Restrictions Fox Grove Annexation of Fox Grove Subdivision, Unit 3 & 4 recorded under Document No. 20150188254, Official Public Records of Bexar County, Texas.

Articles of Incorporation of Fox Grove recorded under Document No. 20050027583, Official Public Records of Bexar County, Texas.

Bylaws of Fox Grove recorded under Document No. 20050027583, Official Public Records of Bexar County, Texas.

First Amendment to the Bylaws of Fox Grove recorded under Document No. 20100015855, Official Public Records of Bexar County, Texas.

Second Amendment to the Bylaws of Fox Grove recorded under Document No. 20100090877, Official Public Records of Bexar County, Texas.

Third Amendment to the Bylaws of Fox Grove recorded under Document No. 20150221404, Official Public Records of Bexar County, Texas.

Fourth Amendment to the Bylaws of Fox Grove recorded under Document No. 20200220722, Official Public Records of Bexar County, Texas.

Fox Grove Resolution Adopting Fourth Amendment to Bylaws recorded under Document No. 20200220722, Official Public Records of Bexar County, Texas.

Deed Without Warranty Lot 901, Block 4, and Lot 902, Block 4 for Fox Grove recorded under Document No. 20150175668, Official Public Records of Bexar County, Texas.

Deed Without Warranty Lot 901, Block 31-33, and Lot 902, Block 32 for Fox Grove recorded under Document No. 20160007712, Official Public Records of Bexar County, Texas.

Deed Without Warranty for Fox Grove recorded under Document No. 20150150075, Official Public Records of Bexar County, Texas.

Notice of Filing of Dedicatory Instruments for Fox Grove recorded under Document No. 20060053884, Official Public Records of Bexar County, Texas.

Amended Notice of Filing of Dedicatory Instruments for Fox Grove recorded under Document No. 20130089290, Official Public Records of Bexar County, Texas.

Architectural Review Committee Criteria for Basketball Goals for Fox Grove recorded under Document No. 20050027583, Official Public Records of Bexar County, Texas.

Resolution Adopting a Payment Plan Policy for Fox Grove recorded under Document No. 20120019839, Official Public Records of Bexar County, Texas.

Resolution Adopting a Records Retention and Production Policy for Fox Grove recorded under Document No. 20120019837, Official Public Records of Bexar County, Texas.

5. The name and mailing address of the Association: Fox Grove (San Antonio) Homeowners' Association, Inc., c/o Lifetime HOA Management, 18585 Sigma Rd., Ste. 104 San Antonio, TX 78258

6. The name, mailing address, telephone number and email address of the Association's Designated Representative:

Lifetime HOA Management, LLC, 18585 Sigma Rd., Ste. 104, San Antonio, TX 78258, Phone: (210) 504-8484; Email: Contact@LifetimeHOAManagement.com.

7. Website where Dedicatory Instruments of the Association are located:

Website: <https://lifetimehoamanagement.com>

Homeowner must register onto the Homeowner Portal to Access.

8. Fees charged by the Association for a property transfer within the Subdivision:

Per lot is due to Lifetime HOA Management at the closing of the sale of each lot Owner to Owner Sale:

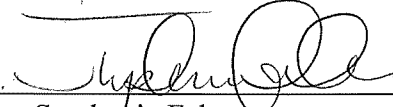
- Administrative Transfer Fee: \$200
- Resale Certificate Package:
 - 5 business day turn around: \$375
 - 3 business day turn around: \$375 plus Rush Fee of \$110
 - 1 business day turn around: \$375 plus Rush Fee of \$135
- Statement of Account Only:
 - 5 business day turn around: \$200
 - 3 business day turn around: \$325
 - 1 business day turn around: \$335
 - **Update for Statement of Account is Free up to 14 days.**
- Community Enhancement Fee – 0.30% of Sale Amount (0.15% from Seller & 0.15% from Buyer)

Prospective purchasers are advised to independently examine the Declaration, Bylaws, Design Guidelines and all other dedicatory instruments of the Subdivision and Association prior to purchase.

[Signature Page to follow]

EXECUTED to be effective on the date this instrument is Recorded.

**Fox Grove (San Antonio) Homeowners' Association,
Inc.,**
a Texas non-profit corporation

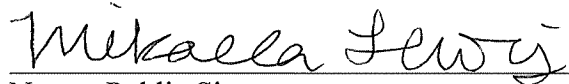
By: 
Name: Stephanie Felan
Title: Managing Agent

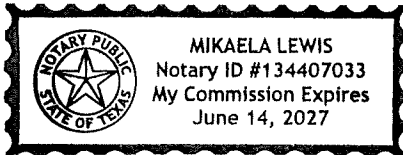
THE STATE OF TEXAS §

COUNTY OF BEXAR §

This instrument was acknowledged before me on 9th day of January 2025, by Stephanie Felan, the Managing Agent of Fox Grove (San Antonio) Homeowners' Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.

[SEAL]


Notary Public Signature



File Information

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

Document Number: 20250004523
Recorded Date: January 09, 2025
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**** 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: 1/9/2025 3:45 PM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk