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202106045451 08/30/2021 08:31:20 AM 1/3

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE**  
**CREEKSIDE MAINTENANCE ASSOCIATION, INC.**

THE STATE OF TEXAS                   §  
   §  
COUNTY OF COMAL                   §

The undersigned, being the Manager of **Creekside Maintenance Association, Inc.**, (hereinafter the "Association"), a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Texas Property Code, which supersedes any prior Management Certificate filed by the Association.

**1. Name of Association:**

The name of the Association is **Creekside Maintenance Association, Inc.**

**2. Name of Subdivision(s).**

The name of the Subdivision is **New Braunfels Town Center at Creekside; New Braunfels Town Center at Creekside, Phase 1; New Braunfels Town Center at Creekside, Phase 2; New Braunfels Town Center at Creekside, Phase 3; New Braunfels Town Center at Creekside, Phase 4; New Braunfels Town Center at Creekside, Phase 5; New Braunfels Town Center at Creekside, Phase 6; New Braunfels Town Center at Creekside, Theater; New Braunfels Town Center at Creekside, Multifamily and Creekside Way Extension, C306 Fund, Canyon Crossings, Phase 1.**

**3. Recording Data for the Subdivision(s), and the Recording Data for the Declaration(s):**

The recording data for the subdivision(s), and the recording data for the declaration(s) are as follows:

<b><u>Document and Name of Subdivision</u></b>	<b><u>Recording Data for Document</u></b>	<b><u>Recording Data for Subdivision</u></b>
Declaration of Covenants, Restrictions, Easements, Charges and Liens for New <b>Braunfels Town Center at Creekside</b>	Comal County Clerk's File Nos., <b>200706036325 on 08/30/07 &amp; 201106008512 on 03/09/11</b>	Parcels A - Z, Comal County, Texas; as described in Exhibit "A" of the Declaration Braunfels; and Comal County Clerk's File Nos. <b>200706028033 (Ph.1) Lots 1-3, 4, 6, &amp; 13 New Braunfels, Comal County, Texas, Lot 13, New Braunfels Town Center at Creekside Phase 1, 200906013772 (Ph.2), 201106016037 (Ph.3), 201306031137 (Ph.4), 201306010152 (Ph.5), 201006012747 (Theater), 201206010989 (Multifamily), 201806022428 (Ph.6), 201306010152, 201806022426, 201806022427, 201806022428, 2001060016127</b>
Operation and Easement Agreement between Target Corporation and A-L 95 Creekside Town Center, L.P. for New Braunfels Town Center at Creekside	Comal County Clerk's File No. <b>200706036329</b>	As stated in said Declaration, Lots 1, 2, 3, 4, 6, and 13 New Braunfels Town Center at Creekside Phase 1, a subdivision of the City of New Braunfels, Comal County, Texas, acc. to plat rec. under Doc. No. 200706028033;
Supplemental Declaration of Covenants, Restrictions, Easements, Charges and Liens for New Braunfels Town Center at Creekside (Annexation and Amendment)	Comal County Clerk's File No. <b>201006043740</b>  Comal County Clerk's File No. <b>201106007319</b>	As stated in said Declaration, 23.071 acre tract comprised of Lots 4, 5, & 6 and part of Lots 3, 8 & 9, Block "A" Canyon Crossings, Phase 1, a subdivision of record in Document No. 200806022234 in official public records of Comal County, Texas.
First Amendment to Operation and Easement Agreement		As stated in said Declaration, Lot 2, 4, 6, & 13, New Braunfels Town Center at Creekside Phase 1, according to the plat thereof recorded under Document No. 200706028033 in the Real Property Records of Comal County, Texas.

Supplemental Declaration  
of Covenants, Conditions, and  
Restrictions for New Braunfels  
Town Center at Creekside  
(Annexation 19 acres)

Comal County Clerk's File  
No. **201106040864**

As stated in said Declaration, a  
A 19 acre tract of land out of remaining  
portion of 100 acre tract as recorded in  
Comal County Clerk's File No. 200606053624  
and a portion out of a 14.437 acre tract as  
Recorded in Comal County Clerk's File No.  
200606053624 and a portion out of 40.986  
acre tract as recorded in Comal County Clerk's  
File No. 200606053624.

Termination and Release of  
of Use Restriction Agreement

Comal County Clerk's File  
No. **201406027274**

As stated in said Declaration and  
in Exhibits

Declaration of Restrictive  
Covenants

Comal County Clerk's File  
No. **201406045848**

As stated in said Declaration and  
in Exhibits, A, B, and C – Creekside Property  
and Continental Property, 6.329 acre tract,  
County Clerk's File No. 200606053624; Lot 1,  
Block 1, C306 Fund Subdivision as recorded in  
Doc. No. 201406044220.

First Amendment to  
Declaration of Restrictive  
Covenants

Comal County Clerk's File  
No. **201506047088**

As stated in said Declaration and Exhibits.

Declaration of Use  
Restrictions

Comal County Clerk's File  
No. **201206042502**

As stated in said Declaration and  
in Exhibit, Lots 2, 4, and 6, New Braunfels  
Town Center at Creekside Phase 1, a  
subdivision in the City of New Braunfels,  
Comal County, Texas, according to the plat  
thereof recorded under Document No.  
200706028033 in the Real Property Records of  
Comal County, Texas.

**4. Association Information:**

**The contact information for the association is as follows:**

Creekside Maintenance Association, Inc.  
c/o Inframark, LLC  
2002 W. Grand Parkway N., Suite 100  
Katy, Texas 77449  
Phone: 281-870-0585

**5. Designated Representative Information:**

**The contact information for the person or entity managing the association is as follows:**

Tobin Hurley, Association Manager  
c/o Inframark, LLC  
2002 W. Grand Parkway N., Suite 100  
Katy, Texas 77449  
**Phone:** 281-870-0585  
**Email Address:** [Tobin.Hurley@inframark.com](mailto:Tobin.Hurley@inframark.com)

**6. Fees Related to Property Transfer::**

Resale Certificate: **\$275.00**  
Transfer Fee: **\$225.00**

7. **Association Website:**

<http://www.newbraunfelstowncenter.com/>

8. **Other Optional Information:**

Management Company Website:

[www.inframarkims.com](http://www.inframarkims.com)

Executed this the 20<sup>th</sup> day of August, 2021.

**CREEKSIDE MAINTENANCE  
ASSOCIATION, INC.**

By:

Tobin Hurley  
Signature (Manager)

Tobin Hurley  
Print Name (Manager)

THE STATE OF TEXAS     §  
   §  
COUNTY OF ~~COMAL~~ Travis §

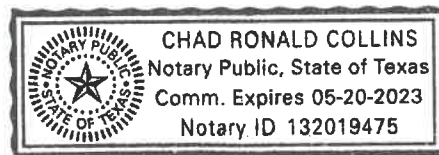
BEFORE ME, the undersigned notary public, on this the 20 day of August, 2021, personally appeared Tobin Hurley, Manager of **CREEKSIDE MAINTENANCE ASSOCIATION, INC.**, known to me to be the person whose name is subscribed to the foregoing instrument, and **acknowledged** to me that he/she executed the same for the purpose and in the capacity therein expressed.

Filed and Recorded  
Official Public Records  
Bobbie Koepf, County Clerk  
Comal County, Texas  
08/30/2021 08:31:20 AM  
CASHFOUR 3 Page(s)  
202106045451



Bobbie Koepf

Chad Ronald Collins  
NOTARY PUBLIC IN AND FOR  
THE STATE OF TEXAS



**Disclaimer:** Please note, this certificate only contains information as required under Tex. Prop. Code §209.004 and may not contain all of the recorded dedicatory instruments for the Association. Prospective purchasers are encouraged to independently examine the Declaration, By-Laws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase.



Comal County TX  
Honorable Bobbie Koepp, Comal County Clerk  
150 N. Seguin, Suite 101  
New Braunfels, TX 78130  
(830) 221-1230

Receipt for Services

Cashier CASHFOUR

Batch # 783937

Customer Name DAUGHTRY & FARINE, P.C.

Date: 08/30/2021 Time: 08:31:20AM

Date	Instrument No	Document Type	Transaction Type	GF Number	Pg/Amt
8/30/2021 8:31:20AM	202106045451	CERTIFICATE			3
Total:					\$34.00
Fee Total:					\$34.00
CHECK	DAUGHTRY 9195	TK			4.00
CHECK	DAUGHTRY 9194	TK			30.00
Payment Total:					\$34.00

DAUGHTRY  
& FARINE P.C.

77044 EL CAMINO REAL • HOUSTON, TEXAS 77058-2630

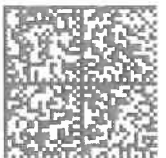
MAIL RECEIVED ON

SEP 03 2021

DAUGHTRY & FARINE, P.C.

DAUGHTRY & FARINE, P.C.  
17044 EL CAMINO REAL  
HOUSTON, TX 77058

FIRST-CLASS



US POSTAGE  
\$ 000.51<sup>0</sup>

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