

**MANAGEMENT CERTIFICATE FOR
SUMMERGLEN PROPERTY OWNERS ASSOCIATION, INC.**

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

1. Name of subdivision: Summerglen
2. Name of the association: Summerglen Property Owners Association, Inc.
3. Mailing address: 3424 Paesanos Parkway, Suite 100
San Antonio, TX 78231
4. Subdivision plat information: Summerglen Park: Volume 9550, Page 189;
Unit 1: Volume 9541, Pages 11-18;
Unit 1A: Volume 9550, Page 191;
Unit 2A: Volume 9542, Pages 160-161;
Unit 2B: Volume 9543, Pages 165-167, as replatted by Volume 9558,
Page 16;
Unit 3: Volume 9544, Pages 187-191;
Unit 3A: Volume 9547, Pages 68-69;
Unit 4: Volume 9549, Pages 7-9, as amended by Volume 9564, Page 24,
as further amended by Volume 9572, Page 2, as further amended by
Volume 9578, Page 186-6;
Unit 5: Volume 9547, Page 185;
Unit 5A-1: Volume 9558, Page 199; and
Unit 5A-4: Volume 9609, Page 23, Deed and Plat Records of Bexar
County, Texas
5. Declaration information: Unit 1: Declaration of Covenants, Conditions, and Restrictions,
Summerlin, Unit 1, executed on July 31, 1998, recorded in Volume 7578,
Page 1138, et seq., Official Public Records of Real Property of Bexar
County, Texas, as amended by First Amendment of Declaration of
Covenants, Conditions, and Restrictions, Summerlin, Unit-1 (Planned
Unit Development), executed on August 21, 1998, recorded in Volume
7604, Page 63, et seq., Official Public Records of Real Property of Bexar
County, Texas, as further amended by Second Amendment of
Declaration of Covenants, Conditions, and Restrictions Summerglen,
Unit 1, and First Amendment of Declaration of Covenant, Conditions,
and Restrictions Summerglen, Unit-2A, Unit-2B, Unit-3, Unit-3A, Unit-
4, and Unit-5 (Planned Unit Development), executed on October 23,
2001, recorded in Volume 9102, Page 324, et seq., Official Public
Records of Real Property of Bexar County, Texas, as further amended
by Third Amendment to Declaration of Covenants, Conditions, and
Restrictions, Summerglen, Unit 1, and Second Amendment of
Declaration of Covenants, Conditions, and Restrictions, Summerglen,
Unit-2A, Unit-2B, Unit-3, Unit-3A, Unit-4, and Unit-5 (Planned Unit
Development) Bexar County, Texas, executed on November 21, 2003,
recorded in Volume 10440, Page 399, et seq., Official Public Records of
Real Property of Bexar County, Texas, as further amended by Fourth
Amendment of Declaration of Covenants, Conditions, and Restrictions,
Summerglen Unit 1 and Third Amendment of Declaration of Covenants,
Conditions, and Restrictions, Summerglen Unit-2A, Unit-2B, Unit-3,
Unit-3A, Unit 4, and Unit 5 (Planned Unit Development) and First
Amendment of Declaration of Covenants, Conditions, and Restrictions,
Summerglen, Unit 5A (Planned Unit Development), Bexar County,
Texas, executed on December 12, 2022, recorded in Document Number
20220286384, Official Public Records of Bexar County, Texas

Unit 2A: Declaration of Covenants, Conditions, and Restrictions
Summerlin, Unit-2A, (Planned Unit Development), Bexar County,
Texas, executed on February 2, 1999, recorded in Volume 7831, Page

535, et seq., Official Public Records of Real Property of Bexar County, Texas

Unit 2B: Declaration of Covenants, Conditions, and Restrictions Summerglen, Unit-2B, (Planned Unit Development), Bexar County, Texas, executed on May 25, 1999, recorded in Volume 7980, Page 296, et seq., Official Public Records of Real Property of Bexar County, Texas

Unit 3: Declaration of Covenants, Conditions, and Restrictions Summerglen, Unit-3, (Planned Unit Development), Bexar County, Texas, executed on October 4, 1999, recorded in Volume 8157, Page 1425, et seq., Official Public Records of Real Property of Bexar County, Texas

Unit 3A: Declaration of Covenants, Conditions, and Restrictions Summerglen, Unit-3A, (Planned Unit Development), Bexar County, Texas, executed on July 11, 2000, recorded in Volume 8487, Page 772, et seq., Official Public Records of Real Property of Bexar County, Texas

Unit 4: Declaration of Covenants, Conditions, and Restrictions Summerglen, Unit-4 (Planned Unit Development), Bexar County, Texas, executed on October 27, 2000, recorded in Volume 8621, Page 92, et seq., Official Public Records of Real Property of Bexar County, Texas

Unit 5: Declaration of Covenants, Conditions, and Restrictions Summerglen, Unit-5, (Planned Unit Development), Bexar County, Texas, executed on July 27, 2000, recorded in Volume 8507, Page 1766, et seq., Official Public Records of Real Property of Bexar County, Texas

Unit 5A-1: Declaration of Covenants, Conditions, and Restrictions Summerglen, Unit 5A-1, (Planned Unit Development), Bexar County Texas, executed on November 14, 2003, recorded in Volume 10440, Page 403, et seq., Official Public Records of Real Property of Bexar County, Texas, as amended by First Amendment of Declaration of Covenants, Conditions, and Restrictions, Summerglen, Unit 5A-1 (Planned Unit Development), Bexar County, Texas, executed on February 25, 2004, recorded in Volume 10605, Page 1045, et seq., Official Public Records of Real Property of Bexar County, Texas

Unit 5A-4: Declaration of Covenants, Conditions, and Restrictions Summerglen, Unit 5A-4, (Planned Unit Development), Bexar County, Texas, executed on November 25, 2009, recorded in Volume 14271, Page 1494, 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
Email: sanantonio@fsresidential.com

7. Website address:

<https://summerglen.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: \$75.00 (within 60 days of original request)
Refinance Certificate fee:

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

Developer/Builder to Homeowner – Statement of Account:

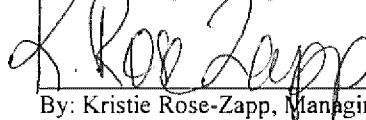
- 6-10 days: \$35.00
- 3-5 days: \$50.00
- 1-2 days: \$75.00

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)

SUMMERGLEN PROPERTY OWNERS ASSOCIATION, INC.,
a Texas non-profit corporation



By: Kristie Rose-Zapp, Managing Agent


STATE OF TEXAS

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COUNTY OF BEXAR

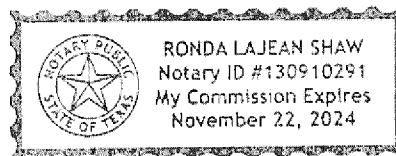
Before me, the undersigned notary public, on this day personally appeared Kristie Rose-Zapp, Managing Agent of Summerglen Property Owners Association, Inc., known to me or proved to me by presentation to me of a governmentally-issued identification card to be the person whose name is subscribed to the 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 22nd day of May, 2024.


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
05025.0001.2577076.ia



File Information

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

Document Number: 20240092456

Recorded Date: May 23, 2024

Recorded Time: 8:59 AM

Total Pages: 4

Total Fees: \$33.00

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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: 5/23/2024 8:59 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk