

MANAGEMENT CERTIFICATE FOR THE CROSSING AT KENBERG PROPERTY OWNERS ASSOCIATION

In accordance with the Texas Property Code Section 209.004, the Texas Residential Property Owners Protection Act (the "Act"), this Management Certificate of The Crossing at Kenberg Property Owners Association. shall be recorded in each county in which any portion of the residential subdivision is located – Kendall County, Texas. This Management Certificate hereby declares that:

- (1) The name of the subdivision is Crossing at Kenberg (the "Subdivision");
- (2) The name of the association is The Crossing at Kenberg Property Owners Association, Inc. (the "Association");
- (3) The recording data for the Subdivision is located within the plats recorded in Vol. 1, Pages 77-81, Vol. 1, Pages 82-87, and Vol. 1, Pages 100-115 of the Deed and Plat Records of Kendall County, Texas;
- (4) The recording data for the Declarations of the Subdivision in Kendall County, Texas are as follows;

Document Name	Recording Data
Mineral Rights Agreement	Doc. #18969
RRCs for The Crossing, Hidden Lake Section	Doc. #24864
Amendment to The Crossing RRCs	Doc. #21435
Agreement Between The Crossing at Kenberg Property Owners Association and Lakecroat, Inc.	Doc. #48899
RRCs for The Crossing, River Forest, and Mountain Creek Sections	Doc. #20012
Amendment to the RRCs and Assessments for The Crossing, Mountain Creek, and River Forest Sections	Doc. #26054
Affidavit Setbacks within The Crossing Hidden Lake Section	Doc. #00179872
The Crossing at Kenberg POA, Architectural Review Committee Manufactured Housing Guidelines	Doc. #00284377
The Crossing at Kenberg POA Financial Reserves Guidelines	Doc. #00281390
The Crossing at Kenberg POA Office Administration and Processing Guidelines	Doc. #00281391
The Crossing at Kenberg POA Community Property Assess and Utilization Guidelines	Doc. #00279977

The Crossing at Kenberg POA Collection Policy and Payment Plan Guidelines	Doc. #00278126
The Crossing at Kenberg POA Violation Processing Guidelines	Doc. #00278970
The Crossing at Kenberg POA social media Policy	Doc. #365819

(5) The name and mailing address for the Association is: ALAMO ASSOCIATION MANAGEMENT, LLC DBA ALAMO MANAGEMENT GROUP, c/o SPENCER POWELL located at 2611 N. Loop 1604 W., Suite 100, San Antonio, TX 78258;

(6) The name, mailing address, telephone number, and email address of the person managing the Association is ALAMO ASSOCIATION MANAGEMENT, LLC DBA ALAMO MANAGEMENT GROUP, c/o SPENCER POWELL located at 2611 N. Loop 1604 W., Suite 100, San Antonio, TX 78258 (210) 485-4088, info@alamomg.com;

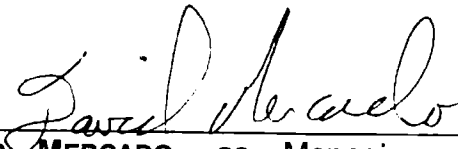
(7) The website address where the Association's dedicatory instruments are available in accordance with Section 207.006 of the Act is: www.amghoa.com

(8) The fees charged by the Association relating to a property transfer in the Subdivision are: Resale Transfer Fee: \$250.00

(9) Prospective purchasers and current members are advised to independently examine the subdivision's declarations, bylaws, articles of incorporation and all other governing documents of the Association as may be created, amended or modified, from time to time.

(SIGNATURE PAGE TO FOLLOW)

**THE CROSSING AT KENBERG PROPERTY OWNERS
ASSOCIATION, INC.
BY ALAMO ASSOCIATION MANAGEMENT, LLC
DBA ALAMO MANAGEMENT GROUP,
Its Managing Agent**

By: 
**DAVID MERCADO, as Managing Agent
Representative of
ALAMO ASSOCIATION MANAGEMENT, LLC
DBA ALAMO MANAGEMENT GROUP**

STATE OF TEXAS §
 §
COUNTY OF KENDALL §

SUBSCRIBED AND SWORN TO BEFORE ME by THE CROSSING AT KENBERG
PROPERTY OWNERS ASSOCIATION, INC. by ALAMO ASSOCIATION MANAGEMENT, LLC
DBA ALAMO MANAGEMENT GROUP, Its Managing Agent David Mercado, Managing
Agent Representative of ALAMO ASSOCIATION MANAGEMENT, LLC DBA ALAMO
MANAGEMENT GROUP, on this the on this the 12 day of February, 2024




Notary Public, State of Texas

**Kendall County
Denise Maxwell
Kendall County
Clerk**

Instrument Number: 386707

eRecording - Real Property

MISCELLANEOUS

Recorded On: February 12, 2024 03:12 PM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$33.00

******* THIS PAGE IS PART OF THE INSTRUMENT *******

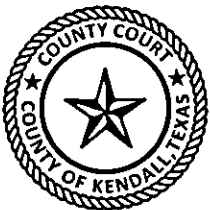
Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY
because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 386707
Receipt Number: 20240212000038
Recorded Date/Time: February 12, 2024 03:12 PM
User: Paula P
Station: cclerk06

Record and Return To:

Corporation Service Company



**STATE OF TEXAS
COUNTY OF**

**I hereby certify that this Instrument was FILED In the File Number sequence on the date/time
printed hereon, and was duly RECORDED in the Official Records of Kendall County, Texas.**

Denise Maxwell
Kendall County Clerk
Kendall County, TX

Denise Maxwell