

**MANAGEMENT CERTIFICATE  
OF  
PARK PLACE AT TOBIN HILL RESIDENTIAL COMMUNITY, INC.**

The undersigned, being an officer of Park Place at Tobin Hill Residential Community, Inc. (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Park Place at Tobin Hill.
2. The name of the Association: Park Place at Tobin Hill Residential Community, Inc., a Texas non-profit corporation.
3. The recording data for the subdivision: Lots 14 through 33, Block 30, E. Park & Evergreen St. IDZ, a subdivision located in Bexar County, Texas, according to the map or plat thereof recorded under Document No. 20200096124 in the Official Public Records of Bexar County, Texas, and under Volume 20001, Page 2048, in the Plat Records of Bexar County, Texas.
4. The recording data for the declaration with any amendments and/or supplements to the declaration: The recording data for the declaration and any amendments and supplements thereto, are particularly described on Exhibit "A" attached hereto and incorporated herein by reference.
5. The name and mailing address of the Association: Park Place at Tobin Hill Residential Community, Inc., c/o Diamond Association Management and Consulting, 14603 Huebner Road, Bldg. 40, San Antonio, TX 78230.
6. The name, mailing address, telephone number, and email address of the person managing the Association:  

Name: Rodney Herrera  
Mailing Address: 14603 Huebner Road, Bldg. 40, San Antonio, TX 78230.  
Telephone Number: (210) 561-0606  
Email Address: [resales@damctx.com](mailto:resales@damctx.com)
7. Website to access the Association's dedicatory instruments:  
[www.ParkPlaceAtTobinHill.com](http://www.ParkPlaceAtTobinHill.com).
8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Assessment - \$750.00.

Transfer Fee - \$175.00.

Advance Assessments - \$500.00 quarterly.

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Resale Certificate Fee - \$175.00.


The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

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

*[SIGNATURE PAGE FOLLOWS]*

PARK PLACE AT TOBIN HILL RESIDENTIAL COMMUNITY, INC.  
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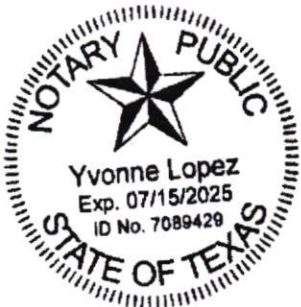
PARK PLACE AT TOBIN HILL RESIDENTIAL  
COMMUNITY, INC., a Texas non-profit corporation

By:   
Rodney Herrera, Managing Agent

STATE OF TEXAS §  
COUNTY OF Bexar §

This instrument was acknowledged before me this 1st day of Sept., 2021 by  
Rodney Herrera, Managing Agent of Park Place at Tobin Hill Residential Community, Inc., a Texas non-  
profit corporation, on behalf of said non-profit corporation.

[SEAL]



  
Notary Public Signature

AFTER RECORDING RETURN TO:  
Robert D. Burton, Esq.  
WINSTEAD PC  
401 Congress Avenue, Suite 2100  
Austin, Texas 78701  
rburton@winstead.com

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**EXHIBIT "A"**

**RECORDING DATA FOR THE DECLARATION AND RELATED DOCUMENTS**

1. Declaration of Covenants, Conditions, and Restrictions for Park Place at Tobin Hill, recorded as Document No. 20210125155, in the Official Public Records of Bexar County, Texas.
2. Park Place at Tobin Hill Adoption of Working Capital Assessment, recorded as Document No. 20210127560, in the Official Public Records of Bexar County, Texas.
3. Park Place at Tobin Hill Community Manual, recorded as Document No. 20210132494, in the Official Public Records of Bexar County, Texas.
4. Park Place at Tobin Hill First Supplement to Community Manual, recorded as Document No. 20210250935, in the Official Public Records of Bexar County, Texas.

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**File Information**

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

**Document Number:** 20210254313  
**Recorded Date:** September 13, 2021  
**Recorded Time:** 2:03 PM  
**Total Pages:** 5  
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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: 9/13/2021 2:03 PM



*Lucy Adame-Clark*  
Lucy Adame-Clark  
Bexar County Clerk