



TREC #151715

**MANAGEMENT CERTIFICATE
CARMEL CREEK HOMEOWNERS ASSOCIATION, INC.**

The undersigned, being an officer of Carmel Creek 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: Carmel Creek
2. The name of the Association: Carmel Creek Homeowners Association, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision: That certain real property in Williamson County, Texas, as more particularly described on Exhibit A to the Declaration (defined below).
4. The recording data for the Declaration: Carmel Creek Master Covenant recorded under Document No. 2015077385, Official Public Records of Williamson County, Texas.
5. The name and mailing address of the Association: Carmel Creek Homeowners Association, Inc., c/o KiTH Management Services, PO Box 700443, San Antonio, TX 78270.
6. The name, mailing address, telephone number, email address of the person managing the Association:

Name: KiTH Management Services
Mailing Address: PO Box 700443
San Antonio, Texas 78270
Telephone Number: 210-585-2386
Email Address: info@kithmanagement.com

7. Website to access the Association's dedicatory instruments:
<https://carmelcreekhoa.nabrnetwork.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 - \$500.00
Transfer Fee - \$175.00
Resale Certificate Fee - \$265.00

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

[SIGNATURE PAGE FOLLOWS]

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

CARMEL CREEK HOMEOWNERS ASSOCIATION, INC., a Texas
nonprofit corporation

By: 
Name: Denise Gehrmann-Jimenez
Title: Authorized Agent

STATE OF TEXAS

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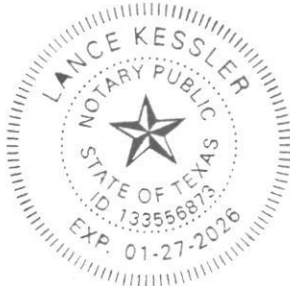
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COUNTY OF BEXAR

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This instrument was acknowledged before me on the 19 day of March, 2024, by
Denise Gehrmann-Jimenez, Agent of CARMEL CREEK HOMEOWNERS
ASSOCIATION, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

(SEAL)




Notary Public Signature

AFTER RECORDING RETURN TO:

Kith Management Services
PO Box 700443
San Antonio, TX 78270

All prior recorded Management Certificates are superseded by this recorded Management Certificate. Before purchasing, prospective buyers are advised to independently examine the Declaration, Bylaws, and all other governing documents of the Association, together with obtaining an official Resale Certificate from the Managing Agent.

THE PURPOSE OF THIS CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION. NO PERSON SHOULD RELY SOLELY ON THIS CERTIFICATE FOR ANYTHING OTHER THAN INSTRUCTIONS FOR CONTACTING THE ASSOCIATION IN CONNECTION WITH THE TRANSFER OF TITLE TO PROPERTY IN THE SUBDIVISION. THE REGISTERED AGENT FOR THE ASSOCIATION IS ON FILE WITH THE TEXAS SECRETARY OF STATE.

[EXHIBIT "A" FOLLOWS]

CARMEL CREEK HOMEOWNERS ASSOCIATION, INC.
MANAGEMENT CERTIFICATE 7.2023

EXHIBIT "A"

Recording Data for the Master Covenant, any Development Area Declarations, and All Amendments thereto:

Document Name	Document Number
Carmel Creek Master Covenant	2015077385
Carmel Creek Development Area Declaration	2015077483
Carmel Creek Notice of Applicability	2015077735
Carmel Creek Notice of Withdrawal	2015089632
Amended and Restated Adoption for Working Capital Assessment	2021006441
First Amendment to Development Area Declaration	2019076429
Carmel Creek Master Design Guidelines	2015077801
First Amendment to Design Guidelines	2016017552
Third Amendment to Master Design Guidelines	2018062518
Carmel Creek Community Manual	2015077657

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2024026952

PMC Fee: \$33.00
04/05/2024 10:16 AM

CFIRESTONE



Nancy E. Rister

Nancy E. Rister, County Clerk
Williamson County, Texas

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KiTH Management Svc
PO Box 700443
San Antonio, TX 78270