

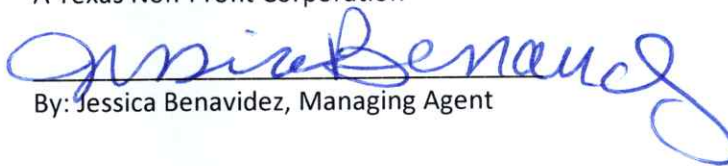
Heights of Carriage Hills Homeowners Association, Inc
2024 Management Certificate

SCANNED

1. Name of Subdivision: Heights of Carriage Hills
2. Name of Association: The Heights of Carriage Hills Homeowners Association, Inc.
3. Location of Association: Bamberger Way & Carriage BLVD; San Antonio, TX 78249
4. Mailing Address for the Association: c/o Trio HOA Management
11467 Huebner Rd Ste 175; San Antonio, TX 78230
5. Contact Information for the Association: Trio HOA Management
www.TrioHOA.com; contact@triohoa.com
Phone: 210-399-1402
6. Community Website: <https://heightsofcarriagehills.eunify.net>
7. Recording Information:
 - Plat Map Book 9551, Page 102-103, #20010114642, Plat Records of Bexar County, Texas
8. Recording Declaration
 - Articles of Incorporation Book 9471, Page 1475 #20020371439
 - Declaration of Covenants, Conditions and Restrictions- Book 8989, Page 2306 #20010129922
 - Bylaws Book 8989, page 2296 #20010129921
 - First Amendment to Declaration of Covenants, Conditions and Restrictions Book 9093, Page 0822 #20010182403
 - Notice of Change of Membership of the Architectural Control Committee Book 11204, Page 2217 #20050021738
 - Special Warranty Deed for Community Property #20080038792
 - Records Retention Policy Book 16482, Page 1698 #20130256980
 - Document Inspection and Copying Policy Book 16362, Page 393 #20130202881
 - Payment Plan Policy Book 16482, Page 1696 #20130256979
 - Guidelines for Display of Flags Policy Book 16362, Page 391 #20130202880
 - Guidelines for Religious Item Display Policy Book 16362, Page 389 #20130202879
 - Guidelines for Solar Energy Policy Book 16362, Page 387 #20130202878
 - Xeriscaping Standards Policy Book 16616, Page 999 #20140052930
 - Resolution of the Board Establishing a Collections Policy, Book 18035, Page 2324 #20160161482
9. Other information the Association considers appropriate: Prospective purchasers are advised to independently examine the Declaration, Bylaws, 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. The purpose of this certificate is to provide information sufficient for the title company to correctly identify the subdivision and to contact its governing Association. This certificate does not purport to identify every piece of information pertinent to the subdivision. No person should rely on this certificate for anything other than instructions for contacting the Association in connection with the transfer of title to a home in the subdivision. The register agent for the Association is on file with the Texas Secretary of State.
10. Fees associated with the Transfer of Ownership:
 - a. Transfer Fee \$300.00
 - b. Resale Certificate \$375.00- includes Financials, Insurance, Governing Documents
 - c. Statement of Account \$125.00
 - d. Bundles are available for resale and a statement account to be ordered together. Documents needed for closing are subject to change due to what documents are ordered and the time frame for processing.

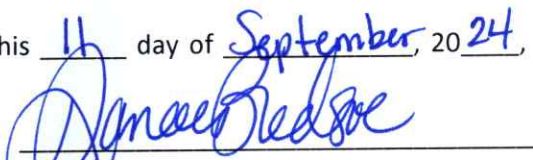
11. Association Management or Representative: Trio Homeowners Association Management

The Heights of Carriage Hills Homeowners Association, Inc.
A Texas Non-Profit Corporation


By: Jessica Benavidez, Managing Agent

STATE OF TEXAS §
COUNTY OF BEXAR §

This instrument has been acknowledged on this 11 day of September, 2024, by Jessica Benavidez
whose name and signature appears above.



Notary Public, State of Texas





VG-76-2024-20240167294

File Information

**FILED IN THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY
LUCY ADAME-CLARK, BEXAR COUNTY CLERK**

Document Number: 20240167294
Recorded Date: September 12, 2024
Recorded Time: 11:18 AM
Total Pages: 3
Total Fees: \$29.00

**** 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 FILED in File Number Sequence on this date and at the time stamped hereon by me and was duly RECORDED in the Official Public Record of Bexar County, Texas on:
9/12/2024 11:18 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk