

MANAGEMENT CERTIFICATE FOR WOODRIDGE VILLAGE COMMUNITY ASSOCIATION, INC.

1. NAME OF SUBDIVISION: **WOODRIDGE VILLAGE**
2. NAME OF ASSOCIATION: **WOODRIDGE VILLAGE COMMUNITY ASSOCIATION, INC.**
3. LOCATION OF ASSOCIATION: **WOODWATERS WAY AND PRUE RD, SAN ANTONIO, TX 78249**
4. RECORDING DATA FOR ASSOCIATION:

RECORDING DATE	FILED DOCUMENT	RECORDING INFORMATION
03/17/1998	Bylaws	98-0041257
03/17/1998	Declaration of Covenants, Conditions, and Restrictions	98-0041258
03/17/1998	Specialty Warranty Deed	98-0041256
12/12/2005	Resolution – Parking	20050288680
08/15/2011	Resolution – Lawn Maintenance	20110143988
08/15/2011	Resolution – Street Parking and Maintenance	20110143987
12/28/2011	Articles of Incorporation	20110231177
08/27/2012	Resolution – Assessment Collections	20120164921
03/21/2014	Rules, Regulations, and Policies	20140045391
05/01/2017	Governing Documents Enforcement and Fine Policy	20170080409
05/03/2017	Resolution – Parking Enforcement Policy	20170083056
06/25/2018	Certificate of Amendments to the Bylaws	20180121192
07/11/2019	Amendment to Parking Enforcement Policy	20190132122

5. ASSOCIATION MANAGER CONTACT INFORMATION:

NAME: **WILDWOOD MANAGEMENT GROUP**
MAILING ADDRESS: **WOODRIDGE VILLAGE COMMUNITY ASSOCIATION**
C/O WILDWOOD MANAGEMENT GROUP
14800 SAN PEDRO AVENUE, SUITE 216
SAN ANTONIO, TEXAS 78232
PHONE NUMBER: **(210) 732-0000**
EMAIL ADDRESS: **LUANA@WILDWOOD-SA.COM**

6. ASSOCIATION WEBSITE: **WWW.WILDWOOD-SA.COM**

7. PROPERTY TRANSFER FEES:

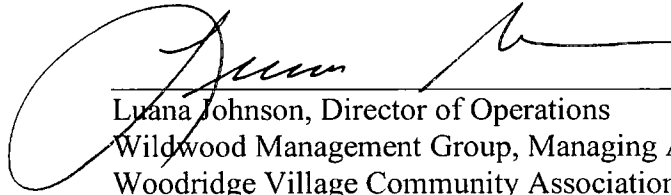
Resale Certificates (Texas Property Code 207.003 Compliant): **\$375.00**

Transfer Fees: **\$300.00**

Additional products and documents available upon request from the association manager.

8. OTHER INFORMATION THE ASSOCIATION CONSIDERS APPROPRIATE: Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other dedicatory instruments of the 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 Management Certificate is to comply with Section 209.004 of the Texas Property Code and to provide information sufficient for a title company to correctly identify the Subdivision and to contact its governing

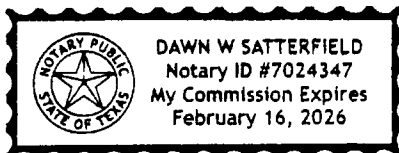
Association. This Management Certificate does not purport to identify every piece of information pertinent to the Subdivision. No person should rely on this Management Certificate for anything other than instructions for contacting the Association. The registered agent for the Association is on file with the Texas Secretary of State.

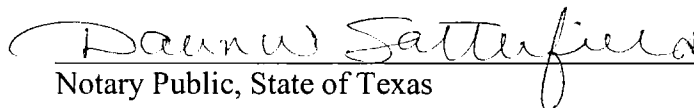

Luana Johnson, Director of Operations
Wildwood Management Group, Managing Agent for the
Woodridge Village Community Association, Inc.

STATE OF TEXAS §
 §
COUNTY OF BEXAR §

Before me, the undersigned authority, on this day personally appeared Luana Johnson, Director of Operations at Wildwood Management Group, Managing Agent for the Woodridge Village Community Association, Inc., a Texas nonprofit corporation, known to be the person and officer whose name is subscribed to the foregoing Management Certificate and acknowledged to me that she had executed the same as the act of said corporation for the purpose and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office this 25th day of April, 2024.




Notary Public, State of Texas

AFTER RECORDING RETURN TO:
Wildwood Management Group
14800 San Pedro Ave, Ste 216
San Antonio, Texas 78232

This document is being recorded as
a COURTESY ONLY by Roberts
Markel Weinberg Butler Hailey PC,
without review and without
liability, expressed or implied.

File Information

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

Document Number: 20240125937
Recorded Date: July 12, 2024
Recorded Time: 11:20 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 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: 7/12/2024 11:20 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk