

## Property Owner's Association Amended Management Certificate for Encino Forest Homeowners Association

(This Amended Certificate is being recorded pursuant to Texas Property Code Section 209.004 and  
amends all previous Management Certificates for Encino Forest HOA)

Name of Subdivision: Encino Forest

Subdivision Recording Data: The plat of the Subdivision recorded in Volume 9511, Page 84; Volume 9525, Page 120; Volume 9527, Page 86 and Volume 9527, Page 162 of the real property records of Bexar County, Texas

Declaration Recording Data: The Declaration recorded in Volume 3536, Page 1746, et seq. of the real property records of Bexar County, Texas

Name of Association: Encino Forest Homeowners Association

Mailing Address of Association: P.O. Box 592974, San Antonio, TX 78259

Name of Person Managing Association or Association's Designated Representative: Encino Forest Homeowners Association Board of Directors  
President, Alexander Harper  
Vice-President, Melissa Winterland

Mailing Address of Person Managing Association or Association's Designated Representative: Encino Forest Homeowners Association  
P.O. Box 592974, San Antonio, TX 78259

Association Website, Email Address and Telephone Number: <https://m.facebook.com/EncinoForestHOA/>  
[encinoforesthoa@gmail.com](mailto:encinoforesthoa@gmail.com)  
(210) 201-3873

Name of Instrument: Declaration of Covenants, Conditions and Restrictions for Encino Forest Homeowners Association

- o First Amendment to Declaration of Covenants, Conditions and Restrictions for Encino Forest filed on about April 02, 1991, Official Records of Bexar County, Volume 5034, Page 1062 et seq.
- o General Warranty Deed filed on or about March, 10, 1987, Official Records of Bexar County, Book 3962, Page 671 et seq.
- o General Warranty Deed filed on or about May 27, 1987, Official Records of Bexar County, Book 4037, Page 1066 et seq.
- o General Warranty Deed Filed on or about May 27, 1987, Official Records of Bexar County, Book 4037, Page I 068 et seq.
- o Warranty Deed filed on or about January 27, 1995, Official records of Bexar County, Book 6327, Page 896 et seq.
- o Agreement for Use of Recreational Facilities filed on or about March 10, 1998, Official Records of Bexar County, Book 7378 et seq.

- o Release of Associations Rights filed on or about January 19, 2000, Official Records of Bexar County, Book 8280, Page 798 et seq.
- o Community Manual (includes Articles of Incorporation, By-Laws, Solar Device and Energy Efficient Policy, Rainwater Harvesting System Policy, Flag Display and Flagpole Installation Policy, Display of Certain Religious Items Policy, Assessment Collection Policy, Records Inspection, Copying and Retention Policy, Statutory Notice of Posting and Recordation of Association Governance Documents, Statutory Notice of Annual Meetings, Elections, and Voting, Statutory Notice of Conduct of Board Meetings) filed on or about December 30, 2011, Official Records of Bexar County, Volume 15292, Page 54 et seq.

OTHER INFORMATION:

Prospective purchasers are advised to independently examine the Declaration, By-Laws and all other governing documents 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 cost to obtain an official Resale Certificate and transfer paperwork is \$200 and payment is required in advance. Please email [encinoforesthoa@gmail.com](mailto:encinoforesthoa@gmail.com) with your request and mail the \$200 fee via regular mail\* to Encino Forest HOA, P.O. Box 592974, San Antonio, TX 78259.** \*Note: any method of delivery of the funds that requires a signature will cause a delay in our receipt of them.

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

Signed this the 3<sup>rd</sup> day of September, 2021

Melissa Winterland

Melissa Winterland

Vice President, Encino Forest HOA Board

State of Texas §

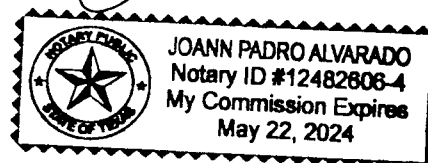
County of Bexar §

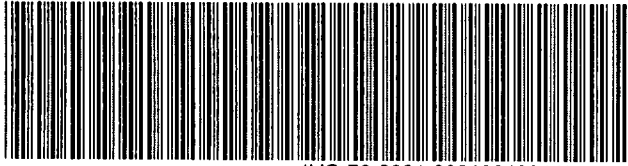
This instrument was acknowledged and signed before me on the 3<sup>rd</sup> day of September, 2021 by Melissa Winterland, Vice President of the Encino Forest Homeowners Association Board of Directors on behalf of said association.

[Signature]  
Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Encino Forest HOA Board of Directors  
P.O. Box 592974  
San Antonio, TX 78259





\*VG-76-2021-20210248044\*

**File Information**

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

**Document Number:** 20210248044  
**Recorded Date:** September 07, 2021  
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**Total Pages:** 3  
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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 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:  
9/7/2021 11:54 AM



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