

MANAGEMENT CERTIFICATE FOR
HOMEOWNERS ASSOCIATION AT HERITAGE OAKS
BEXAR COUNTY

STATE OF TEXAS §
COUNTY OF BEXAR §

1. **Name of Subdivision:** Heritage Oaks
2. **Name of Association:** Homeowner Association at Heritage Oaks
3. **Recording Data for Subdivision:** See Exhibit "A"
4. **Recording Data for Declaration:** See Exhibit "A"
5. **Name and mailing address of Association:** Homeowner Association at Heritage Oaks, 3424 Paesanos Parkway, Suite 100, San Antonio, TX 78231.
6. **The Association's designated representative is:** FirstService Residential San Antonio, LLC, 3424 Paesanos Parkway, Suite 100, San Antonio, TX 78231; 210-829-7202 Office; 210-829-5207 Fax.
Email: sanantonio@fsresidential.com
Community Website: <https://heritageoaks1.connectresident.com/>
7. **Resales Disclosure Package:** \$375.00
Homeowner Setup/ Unit Transfer Fee: There is a transfer fee in the amount of \$295.00 collected at closing from the buyer.
Capital Improvement Fee: \$100.00 (All Closings)
8. **Other information the Association considers appropriate for the governing, administration or operation of the subdivision and Association:** N/A

Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the Homeowner Association at Heritage Oaks, as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

HOMEOWNERS ASSOCIATION AT HERTIAGE OAKS

By: Kristie Rose-Zapp

Print Name: Kristie Rose-Zapp

Print Title: Managing Agent

STATE OF TEXAS §
COUNTY OF BEXAR §

This instrument was acknowledged and signed before me on this the 24th day of January, 2023 by Kristie Rose-Zapp, the Managing Agent of the Homeowner Association at Heritage Oaks on behalf of the Association.

Ronda Shaw
Notary Public – State of Texas

After Recording Return To:
FirstService Residential San Antonio, LLC
3424 Paesanos Parkway, Suite 100,
San Antonio, TX 78231

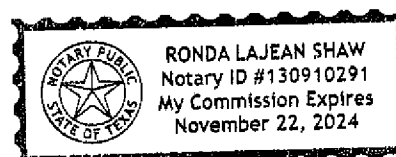


EXHIBIT "A"

Homeowner Association at Heritage Oaks, a subdivision located in Bexar County, Texas, and any other subdivisions which have been or may be subsequently annexed thereto and made subject to the authority of the Homeowner Association at Heritage Oaks which sections were originally encumbered by dedicatory instruments filed of record in Bexar County, Texas as follows:

[illegible]

File Information

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

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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: 1/26/2023 9:45 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk