


**MANAGEMENT CERTIFICATE FOR
THE ESTATES AT SADDLE CREEK HOMEOWNER ASSOCIATION**

The following information is being provided pursuant to Section 209.004, Texas Property Code:

1. Name of subdivision: Saddle Creek Estates
2. Name of the association: The Estates at Saddle Creek Homeowner Association
3. Mailing address: 3424 Paesanos Parkway, Suite 100
San Antonio, TX 78231
4. Subdivision plat information: Volume 9682, Pages 151-154, as amended by Volume 9721, Page 179,
Deed and Plat Records of Bexar County, Texas
5. Declaration information: Declaration of Covenants, Conditions, and Restrictions for the Estates at
Saddle Creek, executed on May 1, 2015, recorded in Document Number
20150088658, Official Public Records of Bexar County, Texas, as
amended by First Amendment to Declaration of Covenants, Conditions,
and Restrictions for the Estates at Saddle Creek, executed on July 1,
2016, recorded in Document Number 20170103845, Official Public
Records of Bexar County, Texas, as further amended by Second
Amendment to Declaration of Covenants, Conditions, and Restrictions,
for the Estates at Saddle Creek, executed on May 24, 2017, recorded in
Document Number 20170103846, Official Public Records of Bexar
County, Texas, as further amended by Third Amendment to Declaration
of Covenants, Conditions, and Restrictions for the Estates at Saddle
Creek, executed on February 24, 2023, recorded in Document Number
20230036142, Official Public Records of Bexar County, Texas
6. Association management or
representative: FirstService Residential San Antonio, LLC
3424 Paesanos Parkway, Suite 100
San Antonio, TX 78231
Telephone: (210) 829-7202
Fax: (210) 829-5207
E-mail: sanantonio@fsresidential.com
7. Website address: <https://estatesatsaddlecreek.connectresident.com/>
8. Property fees: Transfer fee: \$340.00
Resale disclosure package:
 - 6-10 days: \$375.00
 - 3-5 days: \$450.00
 - 1-2 days: \$500.00Resale disclosure update within 60 days of original request: \$75.00
Refinance certificate fee:
 - 6-10 days: \$125.00
 - 3-5 days: \$225.00
 - 1-2 days: \$275.00Developer/Builder to Homeowner – statement of account:
 - 6-10 days: \$35.00
 - 3-5 days: \$50.00
 - 1-2 days: \$75.00Reverse mortgage account verification (state of account with
recurring): \$150.00
HOA questionnaire (single family): \$250.00 (optional)
Loan estimate questionnaire (single family): \$100.00 (optional)

THE ESTATES AT SADDLE CREEK HOMEOWNER
ASSOCIATION, a Texas non-profit corporation


By: Kristie Rose-Zapp, Managing Agent

STATE OF TEXAS §
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COUNTY OF BEXAR §

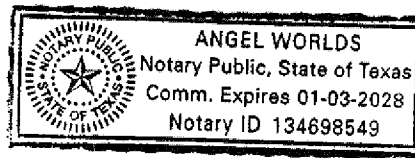
Before me, the undersigned notary public, on this day personally appeared Kristie Rose-Zapp, Managing Agent of The Estates at Saddle Creek Homeowner Association, known to me or proved to me by presentation to me of a governmentally-issued identification card to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed it for the purposes and consideration expressed in it.

Given under my hand and seal of office the 6th day of March, 2024.


Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Allen, Stein & Durbin, P.C.
Attorneys at Law
P.O. Box 101507
San Antonio, TX 78201
06121.0001.2533482.ia



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: 3/8/2024 8:45 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk