

**MANAGEMENT CERTIFICATE
CLAY ST. VILLAGE ASSOCIATION, INC.**

The undersigned, being an Officer of Clay St. Village Association, Inc. (the "Association"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision is Clay Street Townhomes IDZ (the "Subdivision Development").
2. The name of the Association is Clay St. Village Association, Inc. (the "Association").
3. The recording data for the Subdivision Development is as follows:

Clay Street Townhomes IDZ, a subdivision in Bexar County, Texas, according to the Map or Plat thereof, recorded at Document No. 20150152649 of the Official Public Records of Bexar County, Texas.

4. The recording data for the declaration applicable to the Subdivision Development, and all amendments thereto, is as follows:

Declaration of Protective Covenants, Conditions, Restrictions and Easement for Clay Street Townhomes, IDZ San Antonio, Bexar County, Texas, recorded at Document No. 20170009385 in the Official Public Records of Bexar County, Texas.

Affidavit in Compliance with Section 202.006 of the Texas Property Code, recorded at Document No. 20170010747 in the Official Public Records of Bexar County, Texas.

Special Warranty Deed, recorded at Document No. 20200032254 in the Official Public Records of Bexar County, Texas.

Secretary's Certificate, recorded at Document No. 20200218073 in the Official Public Records of Bexar County, Texas.

Amendment to the Bylaws of Clay St. Village Association, Inc., recorded at Document No. 20200247186 in the Official Public Records of Bexar County, Texas.

First Amendment to the Declaration of Protective Covenants, Conditions, Restrictions and Easements for Clay Street Townhomes, IDZ San Antonio, Bexar County, Texas, recorded at Document No. 20200247198 in the Official Public Records of Bexar County, Texas.

5. The name and mailing address of the Association is:

Clay St. Village Association, Inc.
c/o Preferred Association Management Company
700 Market Street, Building 3
Cedar Park, TX 78613

6. The name, mailing address, telephone number, and email address of the person or entity managing the Association is:

Preferred Association Management Company
 700 Market Street, Building 3
 Cedar Park, TX 78613
 Tel: (512) 918-8100
 Email: pamco@pamcotx.com

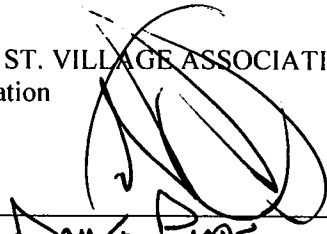
7. The website address at which the Association's dedicatory instruments are available in accordance with Section 207.006 of the Texas Property Code is <https://pamcotx.com/>.
8. The following described fees are charged by the Association in relation to a property transfer in the Subdivision Development:

Transfer Fee (paid at close)	\$200.00
Resale Disclosure (TREC Form)	\$575.00
Statement of Account 1 business days Rush Fee	\$150.00
Statement of Account 2 business days Rush Fee	\$100.00
Statement of Account 3 business days Rush Fee	75.00
Resale Disclosure 1 business days Rush Fee	\$150.00
Resale Disclosure 2 business days Rush Fee	\$100.00
Resale Disclosure 3 business days Rush Fee	\$75.00
Multi-Product Order 1 business days Rush Fee	\$150.00
Multi-Product Order 2 business days Rush Fee	\$100.00
Multi-Product Order 3 business days Rush Fee	\$75.00
Lender Questionnaire 1 business days Rush Fee	\$150.00
Lender Questionnaire 2 business days Rush Fee	\$100.00
Rush Existing Order (*Add this fee to Rush Fees)	\$75.00
Statement of Account Update from 1 to 14 days	\$0.00
Statement of Account Update from 15 to 45 days	\$50.00
Statement of Account Update from 46 to 90 days	\$50.00
Refinance Statement of Account Update from 1 to 14 days	\$0.00
Refinance Statement of Account Update from 15 to 45 days	\$50.00
Refinance Statement of Account Update from 46 to 90 days	\$50.00
Resale Disclosure Update from 1 to 14 days	\$0.00
Resale Disclosure Update from 15 to 45 days	\$50.00
Resale Disclosure Update from 46 to 90 days	\$50.00
Lender Questionnaire Update from 1 to 31 days	\$25.00
Premier Resale Package (TREC Form, Statement of Account, and Association Documents)	\$375.00
"Resale Disclosure (TREC Form) and Complete Association Documents Package"	\$375.00
Statement of Account Only (No Assoc Docs)	\$175.00
Owner's Account Statement (REQUIRED FOR REFIs!)	\$100.00
Premier Lender Questionnaire Bundle (Best Value!)	\$200.00
Standard Lender Questionnaire Package	\$175.00
"Bank Owned Property Package (REQUIRED FOR FORECLOSED PROPERTIES)"	\$375.00
Statement of Account	\$175.00
Refinance Statement of Account	\$100.00
Resale Disclosure	\$175.00
"Lender Questionnaire"	\$150.00
Custom Questionnaire Fee (*Add this fee to Questionnaire Fee)	\$50.00

Appraiser Questionnaire	\$25.00
Documents:	
Annual Board Meeting Minutes	\$15.00
Articles of Incorporation	\$25.00
Budget	\$25.00
Bylaws	\$25.00
Current Unaudited Financial Documents	\$15.00
Declaration-CC&Rs	\$25.00
Important Information	\$0.00
Insurance Dec Page	\$25.00
Rules and Policies	\$15.00
Unit Ledger	\$25.00
Utility Bill	\$0.00
W-9	\$0.00

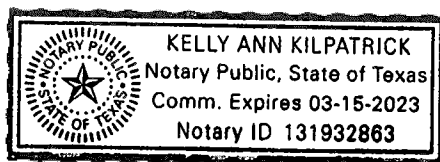
This Management Certificate is effective as of the 18 day of November, 2021.

CLAY ST. VILLAGE ASSOCIATION, INC., a Texas nonprofit corporation

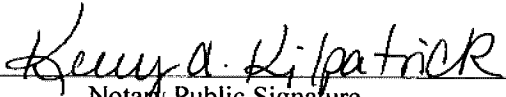
By: 
Name: Doug Plas
Title: AGENT

THE STATE OF TEXAS §
COUNTY OF BEXAR §

This instrument was acknowledged before me on 18 day of November, 2021, by Doug Plas, Registered Agent for Clay St. Village Association, Inc., a Texas nonprofit corporation, on behalf of said corporation.



[SEAL]


Notary Public Signature

AFTER RECORDING RETURN TO:

Gregory S. Cagle
CAGLE PUGH, LTD., LLP
4301 Westbank Dr. A-150
Austin, Texas 78746

MANAGEMENT CERTIFICATE
CLAY ST. VILLAGE ASSOCIATION, INC.

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: 12/13/2021 2:12 PM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk