

**MANAGEMENT CERTIFICATE FOR
Fair Oaks River Valley
Comal County**

STATE OF TEXAS §
COUNTY OF COMAL §

1. **Name of Subdivision:** Fair Oaks River Valley
2. **Name of Association:** Fair Oaks River Valley
3. **Recording Data for Subdivision:** See Exhibit "A"
4. **Recording Data for Declaration:** See Exhibit "A"
5. **Name and mailing address of Association:** Fair Oaks River Valley, 3424 Paesanos Pkwy Ste. 100, San Antonio, TX 78231.
6. **The Association's designated representative is:** FirstService Residential San Antonio, LLC, 3424 Paesanos Pkwy Ste. 100, San Antonio, TX 78231; 210-829-7202 Office; 210-829-5207 Fax. Email: sanantonio@fsresidential.com
Community Website: <https://fairoaksrivervalley.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.
Working Capital Fee: \$500.00 (All Closings)
8. **Other information the Association considers appropriate for the governing, administration or operation of the subdivision and Association:** See Exhibit "A"

Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the Fair Oaks River Valley, 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.

Fair Oaks River Valley

By: Kristie Rose-Zapp

Print Name: Kristie Rose-Zapp

Print Title: Managing Agent

STATE OF TEXAS §
COUNTY OF COMAL §

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 Fair Oaks River Valley on behalf of the Association.

Ronda Shaw
Notary Public – State of Texas

After Recording Return To:
FirstService Residential San Antonio, LLC
3424 Paesanos Pkwy Ste. 100
San Antonio, TX 78231

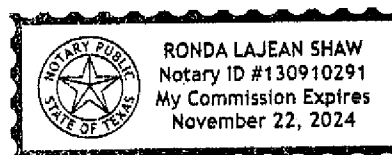


EXHIBIT "A"

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

Recording Date	Filed Document	Recording Information
07/14/2015	Declaration of Covenants, Conditions, and Restrictions	201506028088
04/22/2021	Certificate of Formation	202106021513
04/22/2021	Bylaws	202106021513

**Filed and Recorded
Official Public Records
Bobbie Koepp, County Clerk
Comal County, Texas
01/26/2023 08:40:22 AM
TERRI 2 Pages(s)
202306002678**



Bobbie Koepp