**MANAGEMENT CERTIFICATE**
**OF**
**PRESERVE AT ANNABELLE RANCH HOMEOWNERS ASSOCIATION, INC.**

The undersigned, being an officer of Preserve at Annabelle Ranch Homeowners Association, Inc., a Texas nonprofit corporation (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: Preserve at Annabelle Ranch.

2. The name of the Association: Preserve at Annabelle Ranch Homeowners Association, Inc., a Texas non-profit corporation.

3. The recording data for the subdivision: That certain real property located in Bexar County, Texas, as more particularly described on Exhibit "A" to the Declaration of Covenants, Conditions and Restrictions for Preserve at Annabelle Ranch, recorded as Document No. 20250000709 in the Official Public Records of Bexar County, Texas (the "**Declaration**"), as may be amended from time to time.

4. The recording data for the Declaration and any amendments to the Declaration: See Attachment 1 attached hereto.

5. The name and mailing address of the Association: Preserve at Annabelle Ranch Homeowners Association, Inc., c/o Alamo Association Management, LLC, 2611 N. Loop 1604 W., Suite 100, San Antonio, Texas 78258.

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

| | |
|---|---|
| Name: | Alamo Association Management |
| Mailing Address: | 2611 N. Loop 1604 W., Suite 100, San Antonio, Texas 78258 |
| Attn.: | Mark Edwards |
| Telephone Number: | 210-485-4088 |
| Email Address: | medwards@alamomg.com |

7. Website to access the Association's dedicatory instruments: www.amghoa.com

8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Working Capital Assessment - $500.00

Transfer Fee - $395.00

Resale Certificate - $100.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

*[SIGNATURE PAGE FOLLOWS]*

This Certificate is effective as of the date it is recorded in the Official Public Records of Bexar County, Texas.

**PRESERVE AT ANNABELLE RANCH HOMEOWNERS ASSOCIATION, INC.,**
a Texas non-profit corporation

By: Blake Cunningham
Printed Name: Blake Cunningham
Title: President

STATE OF TEXAS §
§
COUNTY OF Bexar §

This instrument was acknowledged before me on the 27th day of Dec., 2024 by Blake Cunningham, the President of PRESERVE AT ANNABELLE RANCH HOMEOWNERS ASSOCIATION, INC., a Texas non-profit corporation, on behalf of said non-profit corporation.

(SEAL)

CHRISTINE DAWN GERARD
Notary ID #2855351
My Commission Expires
June 1, 2025

Christine D. Gerard
Notary Public Signature

**AFTER RECORDING RETURN TO:**
Robert D. Burton, Esq.
Winstead PC
600 W. 5th Street, Suite 900
Austin, Texas 78701
Email: rburton@winstead.com

**ATTACHMENT 1**
**RECORDING INFORMATION**
**FOR THE DECLARATION AND RELATED DOCUMENTS**

1. Declaration of Covenants, Conditions and Restrictions for Preserve at Annabelle Ranch, recorded as Document No. 20250000709, Official Public Records of Bexar County, Texas.

2. Preserve at Annabelle Ranch Community Manual, recorded as Document No.202500000999, Official Public Records of Bexar County, Texas.

3. Adoption of Working Capital Assessment for Preserve at Annabelle Ranch, recorded as Document No. 202500000995, Official Public Records of Bexar County, Texas.

**File Information**

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

| | |
|---|---|
| **Document Number:** | 20250001205 |
| **Recorded Date:** | January 03, 2025 |
| **Recorded Time:** | 2:07 PM |
| **Total Pages:** | 5 |
| **Total Fees:** | $37.00 |

**** 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 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: 1/3/2025 2:07 PM

Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk