

**MANAGEMENT CERTIFICATE
OF
ROSE MEADOWS HOMEOWNERS' ASSOCIATION**

The undersigned, being an officer of 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: Rose Meadows
2. The name of the association: Rose Meadows Homeowners' Association
3. The recording data for the subdivision: Filed and Recorded in the Map and Plat Records, Official Public Records of Bexar County, Texas:

Recording Data for the Subdivision: 2 documents	Volume, Page	Document No.
Subdivision Plat Establishing Friesenhahn Court Subdivision	Vol. 9574, Page 33	20070027365
Amending Plat of Friesenhahn Court Subdivision	Vol. 9593, Page 29	20080142731

4. The recording data for the declaration and any amendments to the declaration: Filed and Recorded in the Official Public Records of Bexar County, Texas:

Recording Data for the Declaration: 13 documents	Volume, Page	Document No.
<u>Declaration of Covenants, Conditions and Restrictions Friesenhahn Court Subdivision</u> (22 pages)	Vol. 12779, Page 1162	20070073587
<u>Bylaws, Certificate of Filing, and Certificate of Formation for Rose Meadows Homeowners' Association</u> (14 pages)	Vol. 15655, Page 2307	20120162987
<u>Property Owners' Management Certificate for Rose Meadows Homeowners' Association</u> (16 pages) Bylaws Certificate of Filing	Vol. 16482, Page 454	20130256755
<u>Property Owners' Management Certificate Amendment</u> (26 pages)	Vol. 16594, Page 1224	20140043489
<u>Property Owners' Management Certificate 2nd Amendment</u> (5 pages)	Vol. 16619, Page 1849	20140054424
<u>Property Owners' Management Certificate 3rd Amendment</u> (4 pages)	Vol. 16976, Page 422	20140203611
<u>Property Owners' Management Certificate 4th Amendment</u> (4 pages)	Vol. 17076, Page 1690	20150020277
<u>Property Owners' Management Certificate 5th Amendment</u> (6 pages)	Vol. 18570, Page 912	20170114892
<u>Affidavit, with attached:</u> Resolution Adopting Email Registration Policy and Collection and Payment Plan Policy	(Volume, Page indexing discontinued)	20180202583
<u>Property Owners' Association Management Certificate for Rose Meadows Homeowners' Association</u> (3 pages)		20180212311
<u>Management Certificate for Rose Meadows Homeowners' Association, Inc.</u> (3 pages)		20210034203
<u>Property Owners Association Management Certificate for Rose Meadows Homeowners' Association</u> (3 pages)		20220273923
<u>Affidavit for Filing Dedicatory Instruments</u> (28 pages)		20230003512

5. The name and mailing address of the association:

Rose Meadows Homeowners' Association
c/o Aquity Management Group
1308 E. Common St., Ste. 205
New Braunfels, TX 78130

6. The name, mailing address, telephone number, and e-mail address of the person managing the association or the association's designated representative:

Name: Aquity Management Group
Mailing Address: 1308 E. Common St., Ste. 205
New Braunfels, TX 78130
Telephone Number: (830)719-4264
E-mail Address: info@aquitymg.com

7. The website address of any Internet website on which the association's dedicatory instruments are available in accordance with Section 207.006:

Website Address: www.aquitymanagementgroup.com

8. The amount and description of a fee or fees charged by the association relating to a property transfer in the subdivision:

Transfer Fee: \$450.00.

Resale Certificate: \$350.00.

9. Other information the association considers appropriate:

Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents of the Association prior to purchase.

[ACKNOWLEDGEMENT PAGE FOLLOWS]

ACKNOWLEDGEMENT

The foregoing is a true and correct copy of the Management Certificate for the association identified below.

ROSE MEADOWS HOMEOWNERS' ASSOCIATION
a Texas nonprofit corporation

By: William D. Harrison

Name: William D. Harrison

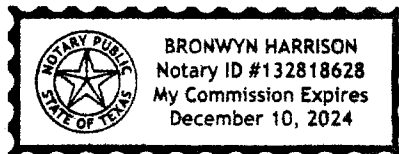
Title: President

THE STATE OF TEXAS §

COUNTY OF Bexar §

This instrument was acknowledged before me on this 19th day of May, 2024,
by William D. Harrison, the President of Rose Meadows
Homeowners' Association, a Texas nonprofit corporation, on behalf of said nonprofit corporation.

(SEAL)



[Signature]
Notary Public Signature

After recording return to:

WINSTEAD PC
401 Congress Avenue, Suite 2100
Austin, TX 78701
avaldez@winstead.com

File Information

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

Document Number: 20240110753

Recorded Date: June 20, 2024

Recorded Time: 7:35 AM

Total Pages: 4

Total Fees: \$33.00

**** 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: 6/20/2024 7:35 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk