

ROSEMONT HEIGHTS HOMEOWNERS ASSOCIATION, INC.
MANAGEMENT CERTIFICATE

THE STATE OF TEXAS §
 §
COUNTY OF BEXAR §

The undersigned, being the Managing Agent for Rosemont Heights Homeowners Association, Inc., a nonprofit corporation organized and existing under the laws of the State of Texas (the "Association"), submits the following information pursuant to Section 209.004 of the Texas Property Code, which information supersedes the information in any prior Management Certificate filed by the Association:

1. Name of Subdivision: The name of the subdivision as platted is Rosemont Hill; however, it is commonly referred to as Rosemont Heights.
2. Name of Association: The name of the Association is Rosemont Heights Homeowners Association, Inc.
3. Recording Data for the Subdivision:
 - a. Rosemont Hill P.U.D., a subdivision in Bexar County, Texas, according to the map or plat thereof recorded in Volume 20003, Page 1089 of the Plat Records of Bexar County, Texas, and all amendments to or replats of said maps or plats, if any.
4. Recording Data for the Declaration:*
 - a. Documents:
 - (1) Declaration of Covenants, Conditions, and Restrictions for Rosemont Heights.
 - (2) First Amendment to the Declaration of Covenants, Conditions, and Restrictions for Rosemont Heights.
 - b. Recording Information:
 - (1) Bexar County Clerk's File No. 20240025605.
 - (2) Bexar County Clerk's File No. 20240079591.
5. Name and Mailing Address of the Association: The name and mailing address of the Association is Rosemont Heights Homeowners Association, Inc. c/o Alamo Association Management, LLC, 2611 N. Loop 1604 W., Suite 100, San Antonio, Texas 78258.
6. Contact Information for the Association's Designated Representative: The contact information of the designated representative of the Association is: Alamo Association Management, LLC. Address: 2611 N. Loop 1604 W., Suite 100, San Antonio, Texas 78258. Phone Number: 210.485.4088. Email Address: resales@alamomg.com.
7. Association Website: The Association's Dedicatory Instruments are available to Members online at: www.alamomanagementgroup.com.


8. The amount and description of the fees and other charges charged by the Association in connection with a property transfer are as follows:

Description	Fee
Resale Certificate	\$250.00
Resale Certificate Update	\$50.00
Transfer Fee	\$375.00
Rush Fee	\$100.00
Capitalization Fee [Declaration Article XIV, Section D]	Each person or entity acquiring title to a lot within the property agrees to pay to the Association a Capitalization Fee. The Capitalization Fee is an amount equal to 50% of the then-current Annual Assessment. The Capitalization Fee for 2024 is \$550.00. The Capitalization Fee is payable to the Association on the date of the transfer of title to a lot. Some exemptions may apply. For future years, the Capitalization Fee must be verified with the Association.

Executed on this 6th day of May, 2024.

ROSEMONT HEIGHTS HOMEOWNERS ASSOCIATION, INC.

By: Alamo Association Management, LLC,
Managing Agent

By: 

Printed: Mark Edwards

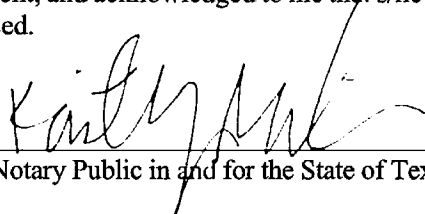
Its: VP of Development

*This Management Certificate does not purport to identify every publicly recorded document affecting the subdivision or to report every piece of information pertinent to the subdivision. Rather, the purpose of this Management Certificate is to provide information sufficient for a title company or others to correctly identify the subdivision and to contact the Association. No person should rely on this Management Certificate for anything other than instructions for identifying and contacting the Association.

THE STATE OF TEXAS §
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COUNTY OF Bexar §

BEFORE ME, the undersigned notary public, on this 6 day of May, 2024 personally appeared Mark Edwards, the VP of Development of Alamo Association Management, LLC, Managing Agent for Rosemont Heights Homeowners Association, Inc., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed.





Notary Public in and for the State of Texas

File Information

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

Document Number: 20240080266
Recorded Date: May 06, 2024
Recorded Time: 10:17 AM
Total Pages: 4
Total Fees: \$33.00

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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: 5/6/2024 10:17 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk