

**PROPERTY OWNERS ASSOCIATION 1st AMENDED MANAGEMENT CERTIFICATE FOR
CROSSINGS AT WINDCREST PROPERTY OWNERS ASSOCIATION**

This Management Certificate is recorded pursuant to Section 209.004 of the Texas Property Code.

This amends all prior Management Certificates filed for this association

Per Texas Property Code 209.004 "The County Clerk of each county in which a Management Certificate is filed as required by this section shall record the Management Certificate in the real property records of the county and index the document as a "Property Owners' Association Management Certificate"

State of Texas §

County of Bexar §

1. Name of Subdivision: Crossings at Windcrest
2. Subdivision Location: Bexar County
3. Name of Homeowners Association: Crossings at Windcrest Property Owners Association
4. Recording Data for Association: Plat Maps are recorded under Volume 9720, Pages 50-67.
5. Recording Data for Declaration and any amendments: Declaration of Restrictive Covenants, Conditions, Easements, and Use Restrictions for Crossings at Windcrest are filed under Document No. 20180092959.

First Amended to Declaration of Restrictive Covenants, Conditions, Easements and Use Restrictions for Crossing at Windcrest are filed under Document No. 20190101975.

First Updated Statutory Notice and Recordation of Dedicatory Instruments are filed under Document No. 20190101974.

First Amendment to Bylaws of Crossings at Windcrest Property Owners Association, Inc. are filed under Document No. 20190101974.

6. Other information the Association considered appropriate for the governing, administration or operation of the subdivision and homeowner's association:
7. Mailing Address and Contact Information for the Association and the Managing Agent:
 JellyBird HOA Management
 17319 San Pedro Ave, Suite 300
 San Antonio, TX 78232
 contact@JellyBirdHOA.com
 210-640-3911
 <https://jellybirdhoa.com/app/>

8. Fee(s) related to Property Transfer:
 - Administrative Transfer Fee - \$200

Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other governing documents of Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase.

THE PURPOSE OF THIS CERTIFICATE IS TO PROVIDE INFORMATION SUFFICIENT FOR A TITLE COMPANY TO CORRECTLY IDENTIFY THE SUBDIVISION AND TO CONTACT ITS GOVERNING ASSOCIATION. THIS CERTIFICATE DOES NOT PURPORT TO IDENTIFY EVERY PUBLICLY RECORDED DOCUMENT AFFECTING THE SUBDIVISION, OR TO REPORT EVERY PIECE OF INFORMATION PERTINENT TO THE SUBDIVISION. NO PERSON SHOULD RELY ON THIS CERTIFICATE FOR ANYTHING OTHER THAN INSTRUCTIONS FOR CONTACTING THE ASSOCIATION IN CONNECTION WITH THE TRANSFER OF TITLE TO A HOME IN THE SUBDIVISION. THE REGISTERED AGENT FOR THE ASSOCIATION IS ON FILE WITH THE TEXAS SECRETARY OF STATE.

Signed this 30 day of July, 2021

Crossings at Windcrest Property Owners Association

By: [Signature]
Sally Smith (of JellyBird HOA Management) Managing Agent

State of Texas §

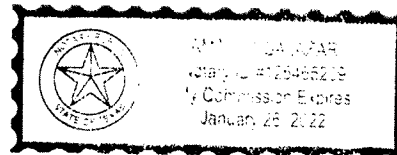
County of Bexar §

This Instrument was acknowledged and signed before me on 30 July, 2021 by
Sally Smith, representative of JellyBird HOA Management, the Managing Agent for
Crossings at Windcrest Property Owners Association, on behalf of said association.

[Signature]

Notary Public, State of Texas

After Recording Return To:
JellyBird HOA Management
Attn: Transitions
17319 San Pedro, #300
San Antonio, TX 78232



File Information

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

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Recorded Time: 8:43 AM
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Total Fees: \$30.00

**** 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: 8/2/2021 8:43 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk