

**PROPERTY OWNERS' ASSOCIATION
MANAGEMENT CERTIFICATE
for
CEDAR GROVE (SAN ANTONIO) HOMEOWNERS' ASSOCIATION, INC.**

The undersigned, being an officer of RealManage, LLC, and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the subdivision: Cedar Grove
2. The name of the association: Cedar Grove (San Antonio) Homeowners' Association, Inc., a Texas non-profit corporation.
3. The recording data for the subdivision Plats:
 - a. Cedar Grove Subdivision, Unit 1, filed as Document No. 20020313384 in the Plat Records of Bexar County, Texas;
 - b. Cedar Grove Subdivision, Unit 2, filed as Document No. 20030225430 in the Plat Records of Bexar County, Texas.
4. The recording data for the Declaration and any supplements or amendments to the Declaration:
 - a. Declaration of Covenants, Conditions and Restrictions for Cedar Grove, filed as Document No. 20020374490 in the Official Public Records of Bexar County, Texas;
 - b. First Supplement to Declaration of Use Restrictions for Cedar Grove, Annexation of Cedar Grove Unit 2, filed as Document No. 20040030444 in the Official Public Records of Bexar County, Texas; (collectively the "Declaration") and any other property which has been or may be subsequently annexed thereto and made subject to the authority of the Association.
5. The name and mailing address of the association: Cedar Grove (San Antonio) Homeowners' Association, Inc., c/o RealManage, LLC, 613 Northwest Loop 410, Suite 510, San Antonio, Texas 78216
6. The name, mailing address, telephone number, email address of the person managing the association:

Name:	RealManage, LLC
Mailing Address:	613 Northwest Loop 410, Suite 510, San Antonio, Texas 78216
Telephone Number:	(866) 473-2573
Email Address:	CEDARGR@CiraMail.com
7. Website to access the Association's dedicatory instruments: RealManage.com

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

Description	Fee
Statement of Account with Resale	\$375
Conveyance Processing Fee	\$325
Document Rush Fee	\$250
Management Company Update Fee	\$75
CiraConnect Processing Charge - New Request	\$67
CiraConnect Processing Charge - Update Request	\$35

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

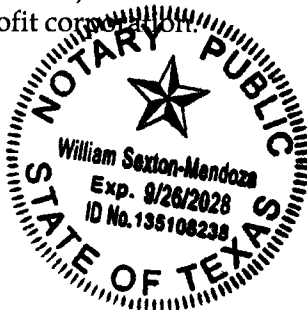
This Management Certificate does not purport to identify every publicly recorded document affecting the subdivision, or to report every piece of information pertinent to the Subdivision. This Management Certificate should not be relied upon for any purpose other than to provide instruction for identifying and contacting the Association.

REALMANAGE, LLC
For CEDAR GROVE (SAN ANTONIO)
HOMEOWNERS' ASSOCIATION, INC.
a Texas non-profit corporation

By: Erin Orrison
Printed Name: Erin Orrison
Title: Director of Community Association Manager

STATE OF TEXAS §
 §
COUNTY OF Bexar §

This instrument was acknowledged before me on the 23 day of September, 2025, by Erin Orrison, an officer of RealManage, LLC, for the Cedar Grove (San Antonio) Homeowners' Association, Inc., a Texas non-profit corporation, on behalf of said non-profit corporation.



[Signature]
Notary Public Signature

File Information

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

Document Number: 20250176708
Recorded Date: September 23, 2025
Recorded Time: 2:27 PM
Total Pages: 3
Total Fees: \$29.00

**** 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: 9/23/2025 2:27 PM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk