

MANAGEMENT CERTIFICATE FOR
OAK RIDGE VILLAGE HOMEOWNERS ASSOCIATION, INC.
BEXAR COUNTY

STATE OF TEXAS §
COUNTY OF BEXAR §

1. **Name of Subdivision:** Oak Ridge Village
2. **Name of Association:** Oak Ridge Village Homeowners Association, Inc.
3. **Recording Data for Subdivision:** See Exhibit "A"
4. **Recording Data for Declaration:** See Exhibit "A"
5. **Name and mailing address of Association:** Oak Ridge Village Homeowners Association, Inc.,
3424 Paesanos Pkwy, Ste 100, San Antonio, TX 78231.
6. **The Association's designated representative is:** FirstService Residential San Antonio, LLC,
3424 Paesanos Pkwy, Ste 100, San Antonio, TX 78231; 210-829-7202 Office; 210-829-5207 Fax.
Email: sanantonio@fsresidential.com
Community Website: <https://oakridgevillagehoa.connectresident.com/>
7. **Resales Disclosure Package:** **\$375.00**
Homeowner Setup/ Unit Transfer Fee: There is a transfer fee in the amount of **\$295.00** collected
at closing from the buyer.
8. **Other information the Association considers appropriate for the governing, administration
or operation of the subdivision and Association:** See Exhibit "A"

Prospective purchasers are advised to independently examine all dedicatory instruments and governing documents for the Oak Ridge Village Homeowners Association, Inc., as well as performing a physical inspection of the property and common areas, prior to purchase. This Management Certificate does not purport to identify every publicly recorded document affecting the Subdivision. No person should rely on this Management Certificate for anything other than for identifying and contacting the Association.

OAK RIDGE VILLAGE HOMEOWNERS ASSOCIATION, INC.

By: Kristie Rose Zapp

Print Name: Kristie Rose-Zapp

Print Title: Managing Agent

STATE OF TEXAS §
COUNTY OF BEXAR §

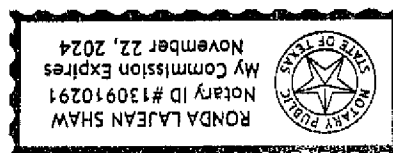
This instrument was acknowledged and signed before me on this the 24th day of January, 2023 by Kristie Rose-Zapp, the Managing Agent of the Oak Ridge Village Homeowners Association, Inc. on behalf of the Association.



RONDA LAJEAN SHAW
Notary ID #130910291
My Commission Expires
November 22, 2024

Ronda Lajeau Shaw
Notary Public - State of Texas

~~After Recording Return To:~~
FirstService Residential San Antonio, LLC
3424 Paesanos Pkwy, Ste 100
San Antonio, TX 78231



Oak Ridge Village Management Certificate

EXHIBIT "A"

The Oak Ridge Village Homeowners Association, Inc. a subdivision located in Bexar County, Texas, and any other subdivisions which have been or may be subsequently annexed thereto and made subject to the authority of the Oak Ridge Village Homeowners Association, Inc. which sections were originally encumbered by dedicatory instruments filed of record in Bexar County, Texas as follows:

Recording Date	Filed Document	Recording Information
10/29/1993	Plat - Unit 1	2544937
11/16/1993	Declaration of Restrictive Covenants and Conditions for Windmill Ridge Subdivision Unit 1	2554796
6/10/1994	Plat - Swimming Activity Center	105479
6/20/1994	Plat - Unit 2	109999
8/12/1994	Amendment to DRCC - Name Change from Windmill Ridge to Oak Ridge Village	145293
9/19/1994	DRCC - Unit 2	166908
2/17/1995	Plat - Unit 4	26287
3/30/1995	DRCC - Unit 4	47279
7/3/1995	Amendment to DRCC - Unit 4 - Building Materials & Setbacks	96057
2/16/1996	Plat - Unit 4A	22721
3/20/1996	DRCC - Unit 4A	40630
3/19/1997	Amendment to DRCC - Unit 4	36117
5/30/1997	Plat - Unit 5	72009
6/12/1997	DRCC - Unit 5	80046
3/26/1999	Replat - Unit 3	56827
5/25/1999	DRCC - Unit 3	99246
6/9/2000	Replat - Unit 6A	93174
6/9/2000	Plat - Unit 6B	93175
6/13/2000	DRCC - Unit 6A & 6B	95873
8/8/2000	Certificate of Secretary & Bylaws, First Amendment to Bylaws - Name Change	134598
3/4/2002	Unit 7 - Airport Awareness Zone	20020274606
3/20/2002	Replat - Unit 7	20020286854
3/26/2002	DRCC - Unit 7	20020291071
12/16/2011	Resolution of the Board of Directors - Assessment Collections and Payment Plans	20110223649
12/16/2011	Second Amendment to Bylaws - Quorum	20110223647
12/16/2011	Resolution of the Board of Directors - Records Production, Copying and Retention	20110223648
7/10/2012	Notice of Filing Dedicatory Instrument - Pool Book	20120130297
12/13/2013	Community Manual	20130253518
05/29/2014	Enforcement of Maintenance Obligations	20140088280
07/31/2020	Billing Policy and Payment Plan Guidelines	20200170901
07/31/2020	Records Retention Policy	20200170901
07/31/2020	Records Inspection Policy	20200170901
07/31/2020	E-mail Registration Policy	20200170901
07/31/2020	Violation Enforcement Resolution	20200170901
07/31/2020	Conflict of Interest Policy	20200170901
07/31/2020	Electronic and Telephonic Action Policy	20200170901
07/31/2020	Uncurable Violation Enforcement Resolution	20200170901
08/24/2021	Religious Display Policy	20210233555
08/24/2021	Security Measures Policy	20210234668

File Information

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

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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: 1/26/2023 2:57 PM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk