MANAGEMENT CERTIFICATE FOR
POMONA PARK RESIDENTIAL COMMUNITY, INC.
BEXAR COUNTY

STATE OF TEXAS §
COUNTY OF BEXAR §

1. **Name of Subdivision**: Pomona Park

2. **Name of Association**: Pomona Park Residential Community, Inc.

3. **Recording Data for Subdivision**: See Exhibit "A"

4. **Recording Data for Declaration**: See Exhibit "A"

5. **Name and mailing address of Association**: Pomona Park Residential Community, 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://PomonaParkHOA.connectresidenti.com

7. **Resales Disclosure Package: $375.00**
   Homeowner Setup/ Unit Transfer Fee: There is a transfer fee in the amount of **$275.00** collected at closing from the buyer.
   Capitalization Fee: $500.00 (All Closings)

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 Pomona Park Residential Community, 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.

POMONA PARK RESIDENTIAL COMMUNITY, INC.
By: _____
Print Name: Eugene Patillo

Print Title: Managing Agent

STATE OF TEXAS §
COUNTY OF BEXAR §

This instrument was acknowledged and signed before me on this the 28th day of December 2021 by Eugene Patillo, the Managing Agent of the Pomona Park Residential Community, Inc. on behalf of the Association.

_____
Notary Public – State of Texas

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

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

EXHIBIT "A"

The Pomona Park Residential Community, 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 Pomona Park Residential Community, Inc. which sections were originally encumbered by dedicatory instruments filed of record in Bexar County, Texas as follows:

Recording Date	Filed Document	Recording Information
02/22/2017	DCCR	20170033407
03/03/2017	Modification Design Guidelines	20170040129
03/03/2017	Community Manual	20170040128
05/01/2017	Adoption of Working Capital Assessment	20170081020
05/25/2017	Shared Facilities Agreement	20170100156

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: 12/29/2021 10:19 AM

Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk