AMENDED AND RESTATED MANAGEMENT CERTIFICATE OF SONORA RESIDENTIAL COMMUNITY, INC.

The undersigned, being an officer or managing agent of Sonora Residential Community, Inc., a Texas nonprofit corporation (the "**Association**"), and in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

THIS CERTIFICATE AMENDS, RESTATES AND REPLACES IN ITS ENTIRETY THAT CERTAIN MANAGEMENT CERTIFICATE FOR SONORA RESIDENTIAL COMMUNITY, INC., RECORDED UNDER DOCUMENT NO. 20250005593, OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY, TEXAS.

1. The name of the subdivision: Sonora.

2. The name of the Association: Sonora Residential Community, Inc., a Texas nonprofit corporation.

3. The recording data for the subdivision: All that certain real property located in Bexar County, Texas, made subject to that certain Sonora Master Covenant, recorded in Document No. 20250004397, Official Public Records of Bexar County, Texas, as the same may be amended from time to time (the "**Covenant**").

4. The recording data for the Covenant and any amendments to the Covenant: See Attachment 1 to this Management Certificate.

5. The name and mailing address of the Association: Sonora Residential Community, Inc., c/o PMI Birdy Properties, 18830 Stone Oak Pkwy., San Antonio, Texas 78258, Attn: Russell P. Birdy.

6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name:	Sonora Residential Community, Inc. c/o PMI Birdy Properties
Mailing Address:	18830 Stone Oak Pkwy San Antonio, Texas 78258
Attn:	Russell P. Birdy
Telephone Number:	(210) 582-6954
Email Address:	Russell@Birdy.com

7. Website to access the Association's dedicatory instruments: www.birdy.com

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

Working Capital Assessment - $100.00

Transfer Fee - $200.00

Resale Certificate Fee - $375.00

The Association fees cover all costs that the Association incurs related to a property transfer in the subdivision.

[SIGNATURE PAGE FOLLOWS]

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

SONORA RESIDENTIAL COMMUNITY, INC.,
a Texas nonprofit corporation

By: _____
Printed Name: Jennifer Pineda
Title: Board President

STATE OF TEXAS §
§
COUNTY OF Bexar §

This instrument was acknowledged before me on the 18 day of August, 2026, by Jennifer Pineda, as Board President of SONORA RESIDENTIAL COMMUNITY, INC., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

(SEAL)

JESSENIA CAVAZOS
Notary Public, State of Texas
Comm. Expires 09-27-2027
Notary ID 132190154

_____
Notary Public Signature

AFTER RECORDING RETURN TO:
Robert D. Burton, Esq.
Winstead PC
600 W. 5th Street, Suite 900
Austin, TX 78701
Email: rburton@winstead.com

ATTACHMENT 1

1. Sonora Master Covenant, recorded under Document No. 20250004397, Official Public Records of Bexar County, Texas.

2. Sonora Development Area Declaration [*Residential*], recorded under Document No. 20250004808, Official Public Records of Bexar County, Texas.

3. Sonora Community Manual, recorded under Document No. 20250004897, Official Public Records of Bexar County, Texas.

4. Sonora Adoption of Working Capital Assessment, recorded under Document No. 20250004811, Official Public Records of Bexar County, Texas.

5. Sonora Notice of Applicability [*Residential*] [*Units 1, 2, and 3*], recorded in Document No. 20260185984, Official Public Records of Bexar County, Texas.

File Information

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

Document Number:	20260186252
Recorded Date:	September 22, 2026
Recorded Time:	3:29 PM
Total Pages:	5
Total Fees:	$37.00

**** 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: 9/22/2026 3:29 PM

Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk