

PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE
for
HUNTINGTON COMMERCIAL CENTER, INC.

THE STATE OF TEXAS §
 §
 COUNTY OF BEXAR §

The undersigned, CAROLYN THACKER, the Director of Community Association Management – San Antonio for RealManage, the Managing Agent for Huntington Commercial Center, Inc., a nonprofit corporation (the “Association”) organized and existing under the laws of the State of Texas, submits the following information pursuant to TEX. PROP. CODE § 209.004 which supersedes any prior Management Certificate filed by the Association:

1. Name of the Subdivision: Huntington Commercial Center
2. Name of Association: Huntington Commercial Center, Inc.
3. Recording Data for the Subdivision: Deed and Plat Records of Bexar County, Texas

Subdivision Name / Unit Number	Volume	Page
Replat and Subdivision Plat of Shavano Park, Unit-19B Phase III (PUD)	9671	178

4. Recording Data for the Declaration, Amendments, Articles, Bylaws and Policies as of the date hereof: Recorded in the Official Public Records of Real Property of Bexar County, Texas

Covenants, Conditions, and Restrictions	Document Number	Volume	Page
Declaration of Protective Covenants for Shavano Park/Loop 1604 Business Center (Master Declaration)	20010179968	9087	939
Buffer Easement Agreement	20120214294	15774	605
Declaration of Covenants, Conditions, Restrictions and Easements for Huntington Commercial Center	20140142290	16827	283
Easement Agreement (Driveway) [Bader House of Shavano Park I, Ltd.]	20140142433	16827	1194
Reciprocal Easement Agreement (Drainage)	20140142434	16827	1235
Easement Agreement (Temporary Access)	20140142435	16827	1264
Easement Agreement (Drainage)	20150149455	17395	1276
First Amendment to Easement Agreement	20180215430		
Articles and Bylaws	Document Number	Volume	Page
Certificate of Secretary of Huntington Commercial Center, Inc. (Bexar County), with attached:	20150137355	17365	1233

Certificate of Formation for Huntington Commercial Center, Inc. (Exhibit "A"); and Bylaws of Huntington Commercial Center, Inc. (Exhibit "B")			
Policies, Rules, Resolutions, and Guidelines	Document Number	Volume	Page
Huntington Commercial Association's Collection Policy and Payment Plan Guidelines	20170054850	18419	1067
Huntington Commercial Center, Inc. Document Retention, Access, Production and Copying Policy	20170054851	18419	1074

5. Association Fees Related to Property Transfer:

Resale Certificate Fee \$300.00
Transfer Fee Due at Time of Closing \$310.00

6. Mailing Address for the Association:

Huntington Commercial Center, Inc.
PO Box 803555
Dallas, Texas 75380-3555

7. Association Management or Representative and Contact Information:

RealManage
c/o CT Corporation
PO Box 803555
Dallas, Texas 75380-3555
866-473-2573 Phone
866-919-5696 Fax
huntcci@CiraMail.com

8. Association Website:
www.ciranet.com

[Signature page follows]

Executed on this 30 day of Nov, 2021.

HUNTINGTON COMMERCIAL CENTER, INC.

By: REALMANAGE

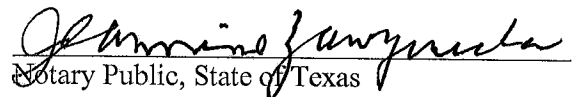
By:



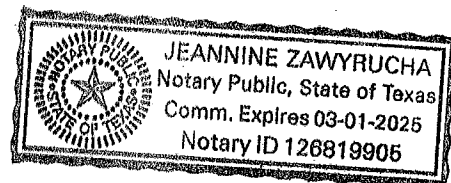
CAROLYN THACKER, Director of Community
Management – San Antonio
RealManage, Managing Agent

STATE OF TEXAS §
 §
COUNTY OF BEXAR §

BEFORE ME, the undersigned notary public, on this 30 day of NOV., 2021, personally appeared CAROLYN THACKER, Director of Community Association Management – San Antonio of RealManage, the Managing Agent for HUNTINGTON COMMERCIAL CENTER, INC., known to me to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed the same for the purpose and in the capacity therein expressed.


Notary Public, State of Texas

AFTER RECORDING, RETURN TO:
Michael B. Thurman
THURMAN & PHILLIPS, P.C.
4093 De Zavala Road
Shavano Park, Texas 78249
Phone: (210) 341-2020



File Information

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

Document Number: 20210333097
Recorded Date: December 01, 2021
Recorded Time: 7:52 AM
Total Pages: 4
Total Fees: \$34.00

**** THIS PAGE IS PART OF THE DOCUMENT ****

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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: 12/1/2021 7:52 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk