

MANAGEMENT CERTIFICATE
OF
FLORA MEADOWS RESIDENTIAL COMMUNITY, INC.

The undersigned, being an officer or managing agent of Flora Meadows 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:

1. The name of the subdivision: Flora Meadows.
2. The name of the Association: Flora Meadows 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 Declaration of Covenants, Conditions and Restrictions for Flora Meadows, recorded under Document No. 20240018073 in the Official Public Records of Bexar County, Texas, as the same may be amended from time to time (the "Declaration").
4. The recording data for the Declaration and any amendments thereto: See Attachment 1 to this Management Certificate.
5. The name and mailing address of the Association: Flora Meadows Residential Community, Inc., c/o Lifetime HOA Management, 18587 Sigma Road, #220, San Antonio, Texas 78258.
6. The name, mailing address, telephone number, and email address of the person managing the Association:

Name:	Lifetime HOA Management
Mailing Address:	18587 Sigma Road, #220, San Antonio, Texas 78258
Attn:	Rey Saucedo
Telephone Number:	210-504-8484
Email Address:	contact@lifetimehoamanagement.com

7. Website to access the Association's dedicatory instruments:
www.lifetimehoamanagement.com
8. Amount and description of fees related to property transfer in the subdivision: The Association fees are in the following amounts:

Conveyance Processing Fee - \$325.00.

Resale Certificate Fee - \$310.00.

Statement of Account - \$250.00.

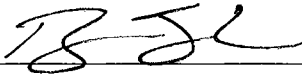
Closing Document Rush Fee - \$200.00

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

[SIGNATURE PAGE FOLLOWS]

EXECUTED to be effective on the date this instrument is Recorded.

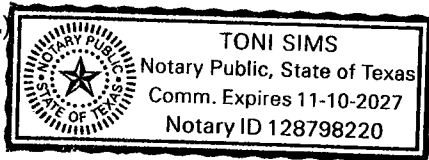
FLORA MEADOWS RESIDENTIAL COMMUNITY, INC.,
a Texas nonprofit corporation

By: 
Name: RYAN JOHNSON
Title: BOARD MEMBER

STATE OF TEXAS §
 §
COUNTY OF Bexar §

This instrument was acknowledged before me on the 1 day of Feb, 2024 by Ryan Johnson, Board member of Flora Meadows Residential Community, Inc., a Texas nonprofit corporation, on behalf of said nonprofit corporation.

(SEAL)





Notary Public Signature

AFTER RECORDING RETURN TO:

Robert D. Burton, Esq.
Winstead PC
401 Congress Avenue, Suite 2100
Austin, Texas 78701
Email: rburton@winstead.com

ATTACHMENT 1

1. Declaration of Covenants, Conditions and Restrictions for Flora Meadows, recorded under Document No. 20240018073 in the Official Public Records of Bexar County, Texas, as the same may be amended and/or supplemented from time to time
2. Flora Meadows Community Manual, recorded under Document No. 20240018379 in the Official Public Records of Bexar County, Texas, as the same may be amended and/or supplemented from time to time.
3. Flora Meadows Adoption of Working Capital Assessment, recorded under Document No. 20240018364 in the Official Public Records of Bexar County, Texas.

ATTACHMENT 1

FLORA MEADOWS RESIDENTIAL COMMUNITY, INC.
MANAGEMENT CERTIFICATE

File Information

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

Document Number: 20240019139
Recorded Date: February 01, 2024
Recorded Time: 2:33 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: 2/1/2024 2:33 PM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk