

The Pinnacle Management Certificate

This Property Owners' Association Management Certificate is being recorded by The Pinnacle (the "Association") in compliance with the terms of Chapter 209 of the Texas Property Code and supersedes any prior management certificate filed by the Association. The Association submits the following additional information:

Name of the Subdivision: The Pinnacle

Name of the Association: The Pinnacle

Recording Data for Association:

The Subdivision is recorded according to the Map and Plat Records in Bexar County, Texas, as follows.

(a) Vol. 9533, Page 63

Recording Data for Restrictions:

The Declarations for the Association are recorded in the Real Property Records of Bexar County, Texas, as follows:

- (a) The Pinnacle Subdivision Planned Unit Development Declaration of Covenants, Conditions and Restrictions. Doc 960067820.
- (b) Articles of Incorporation of Pinnacle Homeowners' Association, Inc. Vol 8542, 0378
- (c) First Amendment to Declaration of Covenants, Conditions and Restrictions for the Pinnacle Subdivision. Doc 970086128.
- (d) Second Amendment to Declaration of Covenants, Conditions and Restrictions for the Pinnacle Subdivision. Doc 990079789. Book D, Vol 07942, 01889.
- (e) Third Amendment to Declaration of Covenants, Conditions and Restrictions for the Pinnacle subdivision. Doc 990118768.
- (f) Fourth Amendment to Declaration of Covenants, Conditions and Restrictions for the Pinnacle Subdivision. Doc 990175464.
- (g) Certificate of Secretary of Pinnacle Homeowners Association, Inc. Doc 20000134633.

Name and Mailing Address of the Association

The Pinnacle
c/o Professional Community Management
14100 San Pedro Ave. Ste. 602
San Antonio, TX 78232

Name, Mailing Address, Telephone Number, and E-mail Address of Person Managing the Association or its Designated Representative

Professional Community Management
14100 San Pedro Ave. Ste. 602
San Antonio, TX 78232
210-545-1888
AHC.info@associa.us

Website Address of the Association

www.townsq.io

Property Transfer Fee(s) Charged by the Association:

New account setup fee establishing new owner's account in the association's records: \$95

Resale Certificate: \$375

Resale Certificate Update: \$75

Legacy Account Closure Fee: \$220

Refinance Statement of Account: \$75

Expedite Fee for Resale Certificate prior to 10 business day delivery obligation: \$175 for 1 day expedite
\$125 for 3 day expedite

Executed on this the 22 day of August 2024

The Pinnacle, acting by and through its managing agent
for Professional Community Management.



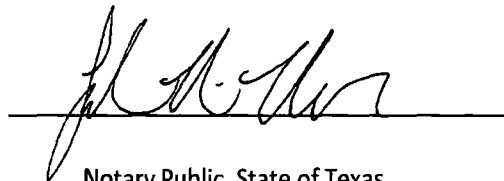
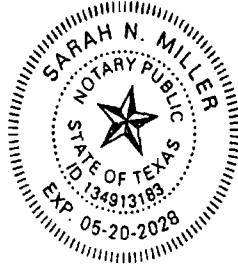
Alex Rix, Branch President

STATE OF TEXAS §

§ COUNTY OF

BEXAR §

This instrument was acknowledged before me on the 22 day of August 2024 by Alex Rix, Branch President
with Professional Community Management, the managing agent for The Pinnacle, a Texas nonprofit
corporation, on behalf of such corporation.



Notary Public, State of Texas

When recorded return to:

Professional Community Management
c/o Associa Hill Country
14100 San Pedro Ave. Ste. 602
San Antonio, TX 78232

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: 10/1/2024 10:12 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk