

MORNINGSIDE (NEW BRAUNFELS) HOMEOWNERS' ASSOCIATION MANAGEMENT CERTIFICATE

This Property Owners' Association Management Certificate is being recorded by **MORNINGSIDE (NEW BRAUNFELS) HOMEOWNERS' ASSOCIATION** (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: MORNINGSIDE (NEW BRAUNFELS)

Name of the Association: MORNINGSIDE (NEW BRAUNFELS) HOMEOWNERS' ASSOCIATION

Recording Data for Association:

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

- (a) 1-Vol. 14, Page 88, File No. 200206003066, 2-Vol. 14, Page 117, File No. 200206016263, 5-Vol. 14, Page 30, File No. 200206020302, 3-Vol. 14, Page 205, File No. 200206040373, 6-Vol. 14, Page 206, File No. 200206040374

Recording Data for Restrictions:

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

- (a) Declaration of Covenants, Conditions and Restrictions for Morningside. Doc 200206036003.
- (b) Notice of Filing of Dedicatory Instruments For Morningside (New Braunfels) Homeowners' Association. Doc 201006001333.

Name and Mailing Address of the Association

MORNINGSIDE (NEW BRAUNFELS) HOMEOWNERS' ASSOCIATION
c/o Professional Community Management
300 East Sonterra Blvd Ste 250
San Antonio, Texas 78258

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

Professional Community Management
300 East Sonterra Blvd Ste 250
San Antonio, Texas 78258
210-545-1888
AHCinfo@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: \$45

Transfer Fee: \$100

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 1 day of January, 2022

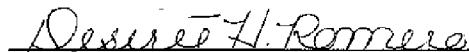
MORNINGSIDE (NEW BRAUNFELS) HOMEOWNERS'
ASSOCIATION, acting by and through its managing agent,
Professional Community Management



Alex Rix, Professional Community Management President

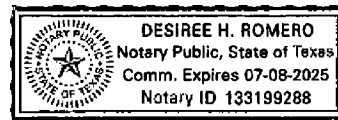
STATE OF TEXAS §
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COUNTY OF Comal §

This instrument was acknowledged before me on the 1st day of January, 2022 by Alex Rix, President with Professional Community Management, the managing agent for MORNINGSIDE (NEW BRAUNFELS) HOMEOWNERS' ASSOCIATION, a Texas nonprofit corporation, on behalf of such corporation.



Notary Name
Notary Public, State of Texas

When recorded return to:
Professional Community Management
300 East Sonterra Blvd Ste 250
San Antonio, Texas 78258



**Filed and Recorded
Official Public Records
Bobbie Koepp, County Clerk
Comal County, Texas
04/20/2022 12:03:15 PM
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