

**MANAGEMENT CERTIFICATE
FOR
130 TERRELL ROAD CONDOMINIUM OWNER'S ASSOCIATION, INC.**

SCANNED

1. NAME OF SUBDIVISION: **130 TERRELL ROAD CONDOMINIUMS**
2. NAME OF ASSOCIATION: **130 TERRELL ROAD CONDOMINIUM OWNER'S ASSOCIATION, INC.**
3. LOCATION OF ASSOCIATION: **130 TERRELL ROAD, SAN ANTONIO, TX 78249**
4. RECORDING DATA FOR ASSOCIATION:

RECORDING DATE	FILED DOCUMENT	RECORDING INFORMATION
2004	Bylaws	Book 16221, page 638
2004	Articles of Incorporation	Book 16221, page 638
2004	Resolutions	Book 16292, page 1
2004	Amended declaration of Covenants, conditions and restrictions	20040042817
2014	Resolutions/Policies/Guidelines	20144003656-12
2011	Pandemic Exposure Policy	20110143988
2021	Religious Items Display policy for the 130 Terrell Condominium Association, Inc.	20210305850
2011	Articles of Incorporation	20110231177
2012	Resolution – Assessment Collections	20120164921
2014	Rules, Regulations, and Policies	20140045391
2017	Governing Documents Enforcement and Fine Policy	20170080409
2017	Resolution – Parking Enforcement Policy	20170083056
2018	Certificate of Amendments to the Bylaws	20180121192
2019	Amendment to Parking Enforcement Policy	20190132122

5. ASSOCIATION MANAGER CONTACT INFORMATION:

NAME: **WILDWOOD MANAGEMENT GROUP**
MAILING ADDRESS: **130 TERRELL ROAD CONDOMINIUM OWNER'S ASSOCIATION, INC.**
C/O WILDWOOD MANAGEMENT GROUP
14800 SAN PEDRO AVENUE, SUITE 216
SAN ANTONIO, TEXAS 78232
PHONE NUMBER: **(210) 732-0000**
EMAIL ADDRESS: **LUANA@WILDWOOD-SA.COM**

6. ASSOCIATION WEBSITE: **WWW.WILDWOOD-SA.COM**

7. PROPERTY TRANSFER FEES:

Resale Certificates (Texas Property Code 207.003 Compliant): **\$375.00**

Transfer Fees: **\$300.00**

Additional products and documents available upon request from the association manager.

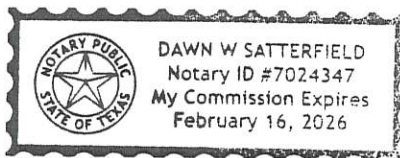
8. OTHER INFORMATION THE ASSOCIATION CONSIDERS APPROPRIATE: Prospective purchasers are advised to independently examine the Declaration, Bylaws, and all other dedicatory instruments of the Association, together with obtaining an official Resale Certificate and performing a comprehensive physical inspection of the lot/home and common areas, prior to purchase. The purpose of this Management Certificate is to comply with Section 209.004 of the Texas Property Code and to provide information sufficient for a title company to correctly identify the Subdivision and to contact its governing Association. This Management Certificate does not purport to identify every piece of information pertinent to the Subdivision. No person should rely on this Management Certificate for anything other than instructions for contacting the Association. The registered agent for the Association is on file with the Texas Secretary of State.

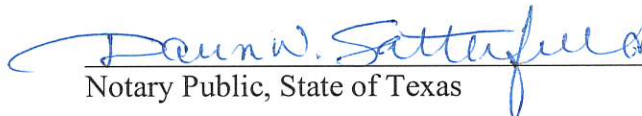

Luana Johnson, Director of Operations
Wildwood Management Group, Managing Agent for the
130 Terrell Road Condominium Owner's Association, Inc.

STATE OF TEXAS §
 §
COUNTY OF BEXAR §

Before me, the undersigned authority, on this day personally appeared Luana Johnson, Director of Operations at Wildwood Management Group, Managing Agent for the 130 Terrell Road Condominium Owner's Association, Inc., a Texas nonprofit corporation, known to be the person and officer whose name is subscribed to the foregoing Management Certificate and acknowledged to me that she had executed the same as the act of said corporation for the purpose and consideration therein expressed, and in the capacity therein stated.

Given under my hand and seal of office this 22 day of August, 2024.




Notary Public, State of Texas

AFTER RECORDING RETURN TO:
Wildwood Management Group
14800 San Pedro Ave, Ste 216
San Antonio, Texas 78232



VG-76-2024-20240154172

File Information

FILED IN THE OFFICIAL PUBLIC RECORDS OF BEXAR COUNTY LUCY ADAME-CLARK, BEXAR COUNTY CLERK

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**** 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 FILED in File Number Sequence on this date and at the time stamped hereon by me and was duly RECORDED in the Official Public Record of Bexar County, Texas on:
8/23/2024 11:56 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk