

**MANAGEMENT CERTIFICATE FOR
OWNERS ASSOCIATION OF SOUTH END LOFTS, INC.**

The following information is being provided pursuant to Section 82.116, Texas Property Code:

1. Name of condominium: South End Lofts Condominiums
2. Name of the association: Owners Association of South End Lofts, Inc.
3. Location of condominium: 1331 South Flores Street 1339 South Flores Street
 San Antonio, TX 78204 San Antonio, TX 78204
4. Declaration information: Declaration of South End Lofts Condominiums, San Antonio, Bexar County, Texas, executed on May 5, 2006, recorded in Volume 12322, Page 383, et seq., Official Public Records of Real Property of Bexar County, Texas, as amended by First Amendment to Declaration of South End Lofts Condominiums, executed on March 23, 2007, recorded in Volume 12777, Page 1003, et seq., Official Public Records of Real Property of Bexar County, Texas, as further amended by Second Amendment to Declaration of South End Lofts Condominiums, executed on October 11, 2007, recorded in Volume 13261, Page 712, et seq., Official Public Records of Real Property of Bexar County, Texas, as further amended by Third Amendment to Declaration of South End Lofts Condominiums, executed on May 9, 2008, recorded in Volume 13499, Page 1303, et seq., Official Public Records of Real Property of Bexar County, Texas, as further amended by Fourth Amendment to the Declaration of South End Lofts Condominiums, executed on January 12, 2011, recorded in Volume 14818, Page 2011, et seq., Official Public Records of Real Property of Bexar County, Texas, as further amended by Fifth Amendment to the Declaration of South End Lofts Condominiums, executed on September 1, 2013, recorded in Volume 16340, Page 1774, et seq., Official Public Records of Real Property of Bexar County, Texas, as further amended by Sixth Amendment to the Declaration of South End Lofts Condominiums, executed on April 20, 2019, recorded in Document Number 20190088455, Official Public Records of Bexar County, Texas, as further amended by Seventh Amendment to the Declaration of South End Lofts Condominiums, executed on March 25, 2021, recorded in Document Number 20210081798, Official Public Records of Bexar County, Texas, as further amended by Eight Amendment to the Declaration of South End Lofts Condominiums, executed on September 27, 2021, recorded in Document Number 20210281794, Official Public Records of Bexar County, Texas, as further amended by Amended and Restated Declaration of South End Lofts Condominiums, executed on December 23, 2022, recorded in Document Number 20230004938, Official Public Records of Bexar County, Texas, as rerecorded in Document Number 20230160522 and Document Number 20240013855, Official Public Records of Bexar County, Texas
5. Association management or
 representative: FirstService Residential San Antonio, LLC.
 3424 Paesanos Parkway, Suite 100
 San Antonio, TX 78231
 Telephone: (210) 829-7202
 Fax: (210) 829-5207
 Email: sanantonio@fsresidential.com
 Website: <https://southendlofts.connectresident.com/>

6. Property fees:

- Transfer fee: \$340.00
- Resale disclosure package:
 - 6-10 days: \$375.00
 - 3-5 days: \$450.00
 - 1-2 days: \$500.00
- Resale disclosure update: \$75.00 (within 60 days of original request)
- Refinance Certificate fee:
 - 6-10 days: \$125.00
 - 3-5 days: \$225.00
 - 1-2 days: \$275.00
- Developer/Builder to Homeowner – Statement of Account:
 - 6-10 days: \$35.00
 - 3-5 days: \$50.00
 - 1-2 days: \$75.00
- Reverse Mortgage Account Verification (state of account with recurring): \$150.00
- HOA Questionnaire – Single Family: \$250.00 (optional)
- Loan Estimate Questionnaire – Single Family: \$100.00 (optional)
- Custom Lender Form Mortgage Questionnaire: \$350 (condominiums)
- Uniform Condo Questionnaire:
 - 6-10 days: \$300.00
 - 3-5 days: \$375.00
 - 1-2 days: \$425.00

OWNERS ASSOCIATION OF SOUTH END LOFTS, INC.,
a Texas Nonprofit Corporation

By: Kristie Rose-Zapp, Managing Agent

STATE OF TEXAS

COUNTY OF BEXAR

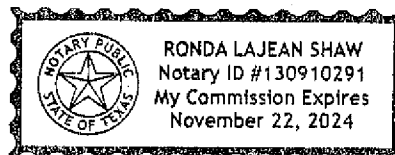
Before me, the undersigned notary public, on this day personally appeared Kristie Rose-Zapp, Managing Agent of Owners Association of South End Lofts, Inc., known to me or proved to me by presentation to me of a governmentally-issued identification card to be the person whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed it for the purposes and consideration expressed in it.

Given under my hand and seal of office the 17th day of May, 2024.

Notary Public, State of Texas

AFTER RECORDING RETURN TO:

Allen, Stein & Durbin, P.C.
Attorneys at Law
P.O. Box 101507
San Antonio, TX 78201
06117.0001.2577493.ia



File Information

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

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Recorded Date: May 20, 2024

Recorded Time: 9:15 AM

Total Pages: 3

Total Fees: \$29.00

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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: 5/20/2024 9:15 AM



Lucy Adame-Clark
Lucy Adame-Clark
Bexar County Clerk