

**MANAGEMENT CERTIFICATE FOR
WYNN BROOK HOMEOWNERS ASSOCIATION**

The following information is being provided pursuant to Section 209.004, Texas Property Code:


1. Name of subdivision: Wynn Brook
2. Name of the association: Wynn Brook Homeowners Association
3. Mailing address: 14603 Huebner Road, Bldg. 40
San Antonio, TX 78230
4. Subdivision plat information: Unit 1: Volume 6, Pages 385-386;
Unit 2: Volume 6, Page 544;
Unit 3: Volume 6, Page 587;
Unit 4: Volume 6, Page 641, Plat Records of Guadalupe County, Texas
5. Declaration information: Unit 1: Declaration of Covenants, Conditions, and Restrictions for Wynn Brook in the city of Schertz, Guadalupe County, Texas, executed on January 14, 2002, recorded in Volume 1672, Page 314, et seq., Official Public Records of Guadalupe County, Texas

Unit 2: Annexation Declaration for Wynnbrook Subdivision, Unit Two, executed on May 27, 2003, recorded in Volume 1848, Page 620, et seq., Official Public Records of Guadalupe County, Texas

Unit 3: Annexation Declaration for Wynnbrook Subdivision, Unit Three, executed on December 10, 2003, recorded in Volume 1942, Page 29, et seq., Official Public Records of Guadalupe County, Texas

Unit 4: Annexation Declaration for Wynnbrook Subdivision, Unit Four, executed on February 5, 2004, recorded in Volume 1965, Page 991, et seq., Official Public Records of Guadalupe County, Texas
6. Association management or representative: Diamond Association Management & Consulting
14603 Huebner Road, Bldg. 40
San Antonio, TX 78230
Telephone: (210) 561-0606
E-mail: resales@damctx.com
7. Website address: www.wynnbrook.com
8. Property fees: Transfer fee: \$175.00
Resale fee: \$175.00 (optional)


WYNN BROOK HOMEOWNERS ASSOCIATION,
a Texas non-profit corporation


By: Rodney Herrera, Managing Agent

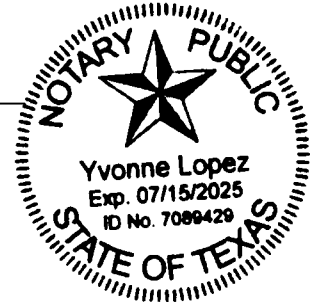
STATE OF TEXAS §
 §
COUNTY OF BEXAR §

Before me, the undersigned notary public, on this day personally appeared Rodney Herrera, Managing Agent of Wynn Brook Homeowners Association, 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 December, 2023.



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
05449.0001.2527228.ia

FILED and RECORDED in the OFFICIAL PUBLIC RECORDS

Honorable Teresa Kiel, Guadalupe County Clerk

Document Number:	202399030836
Recorded On:	December 20, 2023 10:01 AM
Total Pages:	3
Total Fees:	\$30.00

Discriminatory restrictive covenants based on race, color, religion contradict the 14th Amendment's Equal Protection Clause and are therefore unenforceable under federal law. Supreme Court Decision Shelly v. Kraemer 1948.

**THIS PAGE CONTAINS IMPORTANT RECORDING INFORMATION
AND SHALL REMAIN A PART OF THIS INSTRUMENT.**

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**STATE OF TEXAS
GUADALUPE COUNTY**

I hereby certify this instrument was ELECTRONICALLY FILED and RECORDED in the OFFICIAL PUBLIC RECORDS of Guadalupe County, Texas on the date/time printed above.



Teresa Kiel
Teresa Kiel
Guadalupe County Clerk
Guadalupe County, TX