

**CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE
MARAVILLA OWNERS ASSOCIATION, INC.**

This Condominium Association Management Certificate, pursuant to Section 82.116 of the Texas Property Code, hereby supercedes and replaces any prior management certificates applicable to the property described below and all such prior management certificates are hereby revoked.

1. The name of the condominium is:

MARAVILLA CONDOMINIUMS

2. The name of the association is:

MARAVILLA OWNERS ASSOCIATION, INC.

3. The location of the condominium is:

**9520 SEAWALL BLVD.
GALVESTON, TX 77554**

4. The recording data for the declaration and all amendments are as follows:

Third Amended and Restated Declaration of Condominium Regime, recorded as Document No. 2003017817, in the Official Public Records of Real Property of Galveston County, Texas;

First Amendment and Supplement to Third Amended and Restated Declaration of Condominium Regime, recorded as Document No. 2003020496, in the Official Public Records of Real Property of Galveston County, Texas;

Second Amendment and Supplement to Third Amended and Restated Declaration of Condominium Regime, recorded as Document No. 2005028112, in the Official Public Records of Real Property of Galveston County, Texas;

Second Amendment and Supplement to Third Amended and Restated Declaration of Condominium Regime, recorded as Document No. 2013003083, in the Official Public Records of Real Property of Galveston County, Texas;

Fourth Amendment and Supplement to Third Amended and Restated

Declaration of Condominium Regime, recorded as Document No. **2021077076**, in the Official Public Records of Real Property of Galveston County, Texas.

5. The mailing address of the Association is as follows:

MARAVILLA CONDOMINIUMS
9520 SEAWALL BLVD.
GALVESTON, TX 77554

6. The name, mailing address, telephone number and e-mail address of any management company:

(The association does not employ an independent management company)

CRISTEN SELBY
9520 SEAWALL BLVD.
(409) 744-2244
MARAVILLA409@AOL.COM

7. The website address of any Internet website on which the association's dedicatory instruments are available in accordance with Section 82.1142

<https://maravillatx.com/owners/>

8. The amount and description of any fees charged by the Association relating to a property transfer in the subdivision is as follows:

\$ 200.00	Transfer Fee to Association;
\$ 100.00	Refinance Fee to Association;
\$ 75.00	Resale Certificate without Docs to Association;
\$ 200.00	Resale Certificate with Docs to Association;
\$ _____	Cap fee to Association equal to 200% of the amount of the monthly assessment for the unit for the month immediately prior to the conveyance, per the Declaration.

9. Other information the association considers appropriate is as follows:

This Management Certificate does not purport to identify every publicly recorded document affecting the condominium and/or association, or to report every piece of information pertinent to the condominium and/or association. Rather, the purpose of this Management Certificate is to comply with the statutory obligations imposed upon the association and

to provide notice to title companies and/or potential purchasers of information relating to the condominium and association. No person should rely on this Management Certificate for anything other than providing notice of the information required by Chapter 82 of the Texas Property Code. This document shall not be construed as a resale certificate.

EXECUTED this 2 day of September, 2025.

MARAVILLA OWNERS ASSOCIATION, INC.

By: *Jim Wade*
Signature of Officer of the Association

JIM WADE
Printed Name of Officer of the Association

PRESIDENT
Title of Officer of the Association

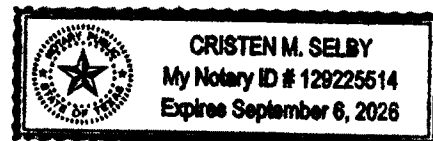
THE STATE OF TEXAS

COUNTY OF GALVESTON

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This instrument was acknowledged before me on the 2 day of September, 2025, by Jim Wade, the president of MARAVILLA OWNERS ASSOCIATION, INC., a Texas non-profit corporation, on behalf of the corporation.

[Signature]
Notary Public in and for the
State of Texas



FILED AND RECORDED

Instrument Number: 2025041234

Recording Fee: 33.00

Number Of Pages: 4

Filing and Recording Date: 09/03/2025 10:17AM

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Galveston County, Texas.



A handwritten signature in cursive script, reading "Dwight D. Sullivan".

Dwight D. Sullivan, County Clerk
Galveston County, Texas

NOTICE: It is a crime to intentionally or knowingly file a fraudulent court record or instrument with the clerk.

DO NOT DESTROY - *Warning, this document is part of the Official Public Record.*