

**MANAGEMENT CERTIFICATE OF
PORT ARANSAS MARINA ASSOCIATION
PURSUANT TO TEX. PROP. CODE §209.004**

The undersigned, President of Port Aransas Marina Association ("Association"), a Texas non-profit corporation and a "property owners association" as defined in Tex. Prop. Code §209.002(7)(A)-(C), submits the following information in accordance with Tex. Prop. Code §209.004, which supersedes any previous Management Certificate recorded by the Association:

1. The name of the Subdivision: Port Aransas Marina.
2. The name of the Association: Port Aransas Marina Association, a Texas non-profit corporation.
3. The recording data for the Subdivision: Port Aransas Marina, according to the map or plat thereof, recorded in Volume 24, Page 27; and including partial replats recorded in Volume 68, Page 809, Volume 68, Page 333, Volume 67, Page 604, Volume 67, Page 507, Volume 67, Page 738, Volume 58, Page 47, Volume 56, Page 163, and Volume 63, Page 101, Map Records of Nueces County, Texas;

Lots Five-C (5-C) and Five-D (5-D), Block One (1), PORT ARANSAS MARINA ANNEX, an addition to the City of Port Aransas, Nueces County, Texas, according to map or plat thereof recorded in Volume 48, Page 111, of the Map Records of Nueces County, Texas;

Lots One (1) and the Northeast 14.34 feet of Lot Two (2), PORT ARANSAS MARINA ANNEX, and private easement for mooring boats in Lot One-A (1-A), and the Northeast 14.34 feet of Lot Two-A (2-A), PRIVATE CHANNEL "E" PORT ARANSAS MARINA ANNEX, all as shown by the map or plat recorded in Volume 33, Page 14, Map Records, Nueces County, Texas, SAVE AND EXCEPT, however, that portion of Lot 1, being conveyed by Pan American Sports Fishing, Inc., to Wansley Charles Gustafson and wife, Gloria Beth Gustafson, as recorded in Deed dated January 4, 1978, as recorded in Volume 1636, Page 534, Deed Records, Nueces County, Texas;

The Southwest 30.66 feet of Lot Two (2) and the Northeast 29.34 feet of Lot Three (3), PORT ARANSAS MARINA ANNEX,

and the private easement for mooring boats in the Southwest 30.66 feet of Lot Two-A (2-A), and the Northeast 29.34 feet of Lot Three-A (3-A), Private Channel "E" Port Aransas Marina Annex, all as shown by the map recorded in Volume 33, Page 14, Map Records, Nueces County, Texas; and

Lots Four-C (4-C) and Four-D (4-D), Block one (1), PORT ARANSAS MARINA ANNEX, City of Port Aransas, Nueces County, Texas, according to the map or plat thereof, recorded in Volume 48, Page 111, Map Records, Nueces County, Texas.

4. The recording data for the Declaration and amendments to the Declaration:

Protective Covenants of Port Aransas Marina, dated July 15, 1961, recorded in Volume 932, Page 153, Deed Records of Nueces County, Texas;

By-Laws of Port Aransas Marina Association, dated July 31, 1961, recorded in Volume 933, Page 172, Deed Records of Nueces County, Texas;

Bylaws of Port Aransas Private Marina, recorded under Document No. 2006040098, in the Official Records of Nueces County, Texas;

Compromise and Settlement Memorandum recorded at Volume 1503, page 377, Deed Records of Nueces County, Texas;

Agreements to Join Port Aransas Marina Association, Inc., recorded under Document Nos. 2006040099 and 2006022831, Official Records of Nueces County, Texas.

5. The name and mailing address of the Association:

Port Aransas Marina Association
c/o William C. Strieber
203 S. 12th Street
Port Aransas, Texas 78373

6. The name, mailing address, telephone number, and email address of the person managing the Association:

William C. Strieber
203 S. 12th Street
Port Aransas, Texas 78373
Telephone: (512) 569-0098
Email address: Bill@PortAPrivateMarina.com

7. The website address of any Internet website on which the Association's dedicatory instruments are available in accordance with Tex. Prop. Code §207.006:

The Association does not and is not required to maintain an Internet website in accordance with Tex. Prop. Code §207.006 in that it is composed of less than 60 lots, pursuant to Tex. Prop. Code §207.006(a)(1) and has not contracted with a management company, pursuant to Tex. Prop. Code §207.006(a)(2).

8. The amount and description of fees charged by the Association relating to a property transfer in the Subdivision:

The Association may charges a reasonable and necessary fee, not to exceed \$375.00, to assemble, copy, and deliver the information required by Tex. Prop. Code §207.003(a), to the owner or the owner's agent, the purchaser or the purchaser's agent, or the title insurance company or its agent: (1) a current copy of the restrictions applying to the Subdivision; (2) a current copy of the Bylaws and the Rules of the Association; and (3) a resale certificate prepared not earlier than the 60th day before the date the certificate is delivered that complies with Tex. Prop. Code §207.003(b); and a reasonable and

necessary fee not to exceed \$75.00, to prepare and deliver an update of a resale certificate under Tex. Prop. Code §207.003(f).

The Association may also charges a reasonable fee of: \$150.00 for a statement of account; \$75.00 to provide information to lenders for refinancing of property in the Subdivision, and; \$250.00 for an allowable transfer fee under Tex. Prop. Code §5.202(b)(7)(B).

Port Aransas Marina Association,
a Texas non-profit corporation

By: _____

WILLIAM C. STRIEBER, President

THE STATE OF TEXAS

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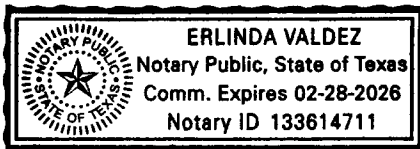
ACKNOWLEDGMENT

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COUNTY OF NUECES

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This instrument was acknowledged before me on the 16th day of April, 2022, by WILLIAM C. STRIEBER, President of Port Aransas Marina Association, a Texas non-profit corporation, on behalf of said non-profit corporation.



Notary Public - State of Texas

**Nueces County
Kara Sands
Nueces County
Clerk**

Instrument Number: 2022019254

eRecording - Real Property

CERTIFICATE

Recorded On: April 20, 2022 01:45 PM

Number of Pages: 4

" Examined and Charged as Follows: "

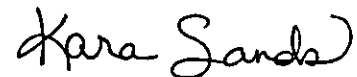
Total Recording: \$29.00



**STATE OF TEXAS
NUECES COUNTY**

I hereby certify that this Instrument was FILED In the File Number sequence on the date/time printed hereon, and was duly RECORDED in the Official Records of Nueces County, Texas.

Kara Sands
Nueces County Clerk
Nueces County, TX



******* THIS PAGE IS PART OF THE INSTRUMENT *******

Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY because of color or race is invalid and unenforceable under federal law.

File Information:

Document Number: 2022019254
Receipt Number: 20220420000129
Recorded Date/Time: April 20, 2022 01:45 PM
User: Lisa C
Station: CLERK04.nuecescc.local

Record and Return To:

CSC
2411 Centerville Road, Suite 400
Wilmington DE