

**MANAGEMENT CERTIFICATE FOR
LEEWARD ISLES CONDOMINIUM COUNCIL OF CO-OWNERS**

In accordance with the Texas Property Code Section 209.004, the Texas Residential Property Owners Protection Act (the "Act"), this Management Certificate of Leeward Isles Condominium Council of Co-Ownerse. shall be recorded in each county in which any portion of the residential subdivision is located – Nueces County, Texas. This Management Certificate hereby declares that:

- (1) The name of the subdivision is Leeward Isles (the "Subdivision");
- (2) The name of the association is Leeward Isles Condominiums Council of Co-Owners, Inc. (the "Association");
- (3) The recording data for the Subdivision is located within the plats recorded in Vol. 8, Page 71-74, of the Deed and Plat Records of Nueces County, Texas;
- (4) The recording data for the Declarations of the Subdivision are located in Nueces County, Texas are as follows:

DCCR, Doc. 417231
First Amendment to DCCR, Doc. 2000042822
Second Amendment to DCCR, Doc. 2003050591
Contract, Easement, and Use Restrictions, Doc. 385455
Agreement for Grant of Easement, Doc. 2000034236

- (5) The name and mailing address for the Association is: ALAMO ASSOCIATION MANAGEMENT, LLC DBA ALAMO MANAGEMENT GROUP, c/o SPENCER POWELL located at 2611 N. Loop 1604 W., Suite 100, San Antonio, TX 78258;
- (6) The name, mailing address, telephone number, and email address of the person managing the Association is ALAMO ASSOCIATION MANAGEMENT, LLC DBA ALAMO MANAGEMENT GROUP, c/o SPENCER POWELL located at 2611 N. Loop 1604 W., Suite 100, San Antonio, TX 78258 (210) 485-4088, info@alamomg.com;
- (7) The website address where the Association's dedicatory instruments are available in accordance with Section 207.006 of the Act is: www.amghoa.com
- (8) The fees charged by the Association relating to a property transfer in the Subdivision are: Resale Transfer Fee: \$250.00
- (9) Prospective purchasers and current members are advised to independently examine the subdivision's declarations, bylaws, articles of incorporation and all other governing documents of the Association as may be created, amended or modified, from time to time.

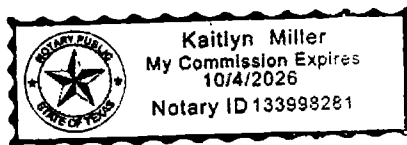
(SIGNATURE PAGE TO FOLLOW)

LEEWARD ISLES CONDOMINIUM COUNCIL OF CO-OWNERS, INC.
BY ALAMO ASSOCIATION MANAGEMENT, LLC
DBA ALAMO MANAGEMENT GROUP,
Its Managing Agent

By: *David Mercado*
DAVID MERCADO, as Managing Agent
Representative
ALAMO ASSOCIATION MANAGEMENT, LLC
DBA ALAMO MANAGEMENT GROUP

STATE OF TEXAS §
 §
COUNTY OF NUECES §

SUBSCRIBED AND SWORN TO BEFORE ME by LEEWARD ISLES CONDOMINIUM COUNCIL OF CO-OWNERS, INC. by ALAMO ASSOCIATION MANAGEMENT, LLC DBA ALAMO MANAGEMENT GROUP, Its Managing Agent by DAVID MERCADO, Managing Agent Representative of ALAMO ASSOCIATION MANAGEMENT, LLC DBA ALAMO MANAGEMENT GROUP, on this the on this the 27 day of February, 2024.



Kaitlyn Miller
Notary Public, State of Texas

**Nueces County
Kara Sands
Nueces County
Clerk**

Instrument Number: 2024006139

eRecording - Real Property

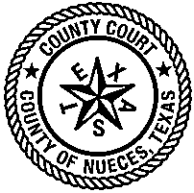
NOTICE

Recorded On: February 28, 2024 08:29 AM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$28.00



**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: 2024006139
Receipt Number: 20240227000221
Recorded Date/Time: February 28, 2024 08:29 AM
User: Lourdes V
Station: CLERK13

Record and Return To:

CSC
2411 Centerville Road, Suite 400
Wilmington DE