

\*VG-662-2023-41839\*

**Cameron County**  
**Sylvia Garza-Perez**  
**Cameron County Clerk**

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**Instrument Number:** 2023-41839

Real Property Recordings

Recorded On: November 21, 2023 03:44 PM

Number of Pages: 3

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**" Examined and Charged as Follows: "**

Total Recording: \$40.00

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

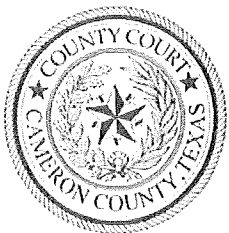
Any provision herein which restricts the Sale, Rental or use of the described REAL PROPERTY  
because of color or race is invalid and unenforceable under federal law.

**File Information:**

Document Number: 41839  
Receipt Number: 20231121000152  
Recorded Date/Time: November 21, 2023 03:44 PM  
User: Dora C  
Station: cclerk18\_10

**Record and Return To:**

GULF ALLIED MORTGAGE INC  
P.O. BOX 3817  
  
BROWNSVILLE TX 78523



**STATE OF TEXAS**

**Cameron 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 Cameron County, Texas**

Sylvia Garza-Perez  
Cameron County Clerk  
Cameron County, TX

**MANAGEMENT CERTIFICATE  
ENCINO CROSSING LOS FRESNOS POA, INC.**

The undersigned, being an officer of ENCINO CROSSING LOS FRESNOS POA, INC., in accordance with Section 209.004 of the Texas Property Code, does hereby certify as follows:

1. The name of the Subdivision is: ENCINO CROSSING SUBDIVISION.
2. The name of the Association is: ENCINO CROSSING LOS FRESNOS POA, INC.
3. The recording data for the Subdivision is: Plat recorded as Document No. 14606-14608, Map Records of Cameron County, Texas.
4. The recording data for the Declaration and any amendments to the Declaration is:
  - a. Declaration: Instrument No. 2023-29801, Real Property Records of Cameron County, Texas.
  - b. Amended and Restated Declaration: Instrument No. 2023-38666, Real Property Records of Cameron County, Texas.
5. The name and mailing address of the Association are: ENCINO CROSSING LOS FRESNOS POA, INC., 468 Regal Row, Ste. 128, Brownsville, TX 78521.
6. The name, mailing address, telephone number, and e-mail address of the Association's designated representative are: OAKCREST MANAGEMENT, INC., 468 Regal Row, Ste. 128, Brownsville, TX 78521, (956) 838-1133, encinohomes@oakcrestmgmt.com.
7. The website containing the Association's dedicatory instruments is:  
www.encinocrossingpoa.com.
8. The fees for a property transfer are: \$50.00 administrative transfer fee.

**Prospective purchasers are advised to independently examine the Declaration, Bylaws and all other governing documents of the Association, together with obtaining an official resale certificate and performing a comprehensive physical inspection of the lot/home and common areas prior to purchase.**

**The purpose of this certificate is to provide information sufficient for a title company to correctly identify the subdivision and contact its governing association. This certificate does not purport to identify every publicly recorded document affecting the Subdivision, or to report every piece of information pertinent to the Subdivision. No person should rely on this certificate for anything other than instructions for contacting the Association in connection with the transfer of title to a home in the Subdivision.**

Executed this 15<sup>th</sup> day of November, 2023.

ENCINO CROSSING LOS FRESNOS POA, INC.

By:



Noe Guerrero, President

### ACKNOWLEDGEMENT

STATE OF TEXAS }

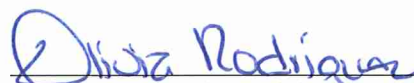
}

COUNTY OF CAMERON }

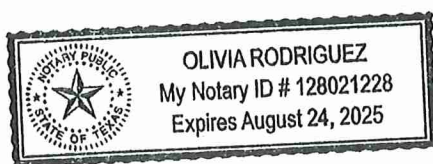
Before me, the undersigned notary public, on this day personally appeared Noe Guerrero, known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that he or she executed the same as the act of ENCINO CROSSING LOS FRESNOS POA, INC., a Texas corporation, as its President, for the purposes and consideration therein expressed.

Given under my hand and seal of office this 15<sup>th</sup> day of November, 2023.

SEAL:



Notary Public, in and for the State of Texas



After recording return to:

Encino Crossing POA, Inc.  
468 Regal Row, Ste. 128  
Brownsville, Texas, 78521