

1. Name of Subdivision: Palmilla Beach.
2. Name of Association: Palmilla Beach Owners Association, Inc.
3. Recording Data for the Subdivision:
 - a) Palmilla Beach is an addition to the city of Port Aransas located in Nueces County, Texas, according to the maps or plats thereof, recorded in the Map Records of Nueces County, Texas, under File Number 15667 along with any amendments or supplements thereto.
4. Recording Data for the Declaration:
 - a) Palmilla Beach is subject to the Declaration of Covenants, Conditions, and Restrictions for Palmilla Beach Owners Association, Inc. which are filed in the real property records in Nueces County, Texas under File Numbers 2016046498, 2013029757, 2013049578, 2014017050, 2016027555, 2016054082, 2017004932, 2018052530, 2018052531, 2016016314, 82294, 26121, 20120141698, and 20210150356 along with any amendments or supplements thereto.
5. Name and Mailing Address of the Association is: Palmilla Beach Owners Association, Inc. c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
6. Name and Mailing Address of Person Managing the Association or Its Designated Representative is: Palmilla Beach Owners Association, Inc. c/o FirstService Residential Texas, Inc., 14951 North Dallas Pkwy., Suite 600, Dallas, TX 75254.
7. Telephone Number to Contact the Association is: 214-871-9700.

8. Email Address to Contact the Association: Resale Certificates and other information regarding the Association may be requested by contacting the Association c/o FirstService Residential via <https://www.fsresidential.com/texas/resale-and-lender-documents>. Alternatively, you may contact the office for FirstService Residential by e-mail at Mgmt-CertificateTX@fsresidential.com.
9. The Association's website is:<https://palmillabeach.connectresident.com>
10. Fees charged by the Association upon the sale or transfer of Property:
 - a. Resale Disclosure Package: \$375.00
 - i. 1-2 days: \$500.00.
 - ii. 3-5 days: \$450.00.
 - b. Resale Disclosure Update: \$75.00
 - c. Transfer Fee: Not to Exceed \$350.00.
 - d. Refinance Certificate Fee: \$35.00.
 - i. 1-2 days: \$75.00.
 - ii. 3-5 days: \$50.00.
 - e. Initial Owner Contribution: \$1,200.00
 - f. Reserve Contribution: \$2,000.00
 - g. HOA Questionnaire (optional): \$250.00
 - h. Loan Estimate Questionnaire (optional): \$100.00

Executed on this the 8 day of July 2024.

PALMILLA BEACH OWNERS ASSOCIATION,
INC.

By: K. Rose Zapp
President of FirstService Residential Texas, Inc.

THE STATE OF TEXAS

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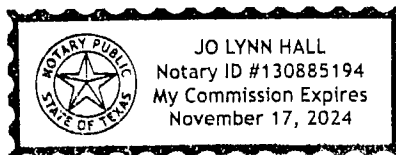
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ACKNOWLEDGMENT

COUNTY OF DALLAS

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BEFORE ME, the undersigned notary public, on this the 8 day of July 2024 personally appeared, President of FirstService Residential Texas, Inc., and Managing Palmilla Beach Owners Association, Inc. known to me to be the person whose name is subscribed to the foregoing instrument and acknowledged to me that s/he executed the same for the purpose and in the capacity therein expressed and on behalf of the Association.



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

E-RECORDED BY:

ESG | SEARS
BENNETT
& GERDES, LLP

6548 GREATWOOD PKWY.
SUGAR LAND, TEXAS 77479

**Nueces County
Kara Sands
Nueces County
Clerk**

Instrument Number: 2024023067

eRecording - Real Property

NOTICE

Recorded On: July 09, 2024 08:39 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: 2024023067
Receipt Number: 20240708000051
Recorded Date/Time: July 09, 2024 08:39 AM
User: Lourdes V
Station: CLERK13

Record and Return To:

CSC
2411 Centerville Road, Suite 400
Wilmington DE