

(Indicate governing body with which the Management Certificate is being filed with an "X")
STATE OF TEXAS)
COUNTY OF NAVARRO X)

TEXAS REAL ESTATE COMMISSSTION (TREC) X)

IMPORTANT PUBLIC NOTICE

**NO SHORT-TERM RENTALS –
RENTALS FOR A TERM OF LESS THAN 30 DAYS (SHORT-TERM RENTALS)
ARE PROHIBITED IN AZURE BAY SECTIONS I AND II**

**MANAGEMENT CERTIFICATE FOR THE
AZURE BAY MAINTENANCE FUND, INC.**

This MANAGEMENT CERTIFICATE (this "*Certificate*") is made on behalf of the AZURE BAY MAINTENANCE FUND, INC., a Texas non-profit corporation (the "*Association*").

WITNESSETH:

WHEREAS the Association has caused this certificate to be prepared and filed in accordance with the provisions of the Texas Residential Property Owners Protection Act as provided in Section 209.004 of the Texas Property Code.

NOW, THEREFORE, the undersigned hereby certifies as follows on behalf of the Association:

1. **Name of the Subdivisions.** The subdivisions are: (i) Azure Bay Section I; and (ii) Azure Bay Section II.
2. **Name of the Association.** The name of the Association is the Azure Bay Maintenance Fund, Inc.
3. **Recording Data for the Subdivision.** The recording data for the subdivisions in the Official Public Records of Navarro County, Texas is:

INSTRUMENT	CABINET	LEGAL DESCRIPTION
Plat	VOLUME 6, PAGE 277	AZURE BAY 1
Plat	VOLUME 6, PAGE 279	AZURE BAY 1
Plat	VOLUME 7, PAGE 001	AZURE BAY 2

Replat	VOLUME 7, PAGE 122	AZURE BAY 1 LOT-6
Replat	VOLUME 7, PAGE 119	AZURE BAY 1 LTS-42R & 43R
Replat	VOLUME 9, PAGE 105	AZURE BAY 1 LOT32R (REPLAT OF LOTS 32,33)
Replat	VOLUME 8, PAGE 266	AZURE BAY 2 LOT 6A REPLAT
Replat	VOLUME 9, PAGE 356	AZURE BAY 2 LOTS 21R & 22R

together with that that certain Deed to the entrance of subdivision dated April 8, 2015, recorded in Volume 1654, Page 178, File Number 01501227, of the Official Public Records of Freestone County, Texas.

4. **Recording Data for the Declaration & Amendments.** The **Third Amended and Restated Declaration of Restrictions and Covenants for Azure Bay, Sections I and II, Navarro County, Texas** was filed on September 12, 2022, and is recorded as Instrument No. 2022- 009629 together with the **Third Amended and Restated By-Laws of Azure Bay Maintenance Fund, Inc.** recorded as Instrument No. 2022- 009628.

5. **Mailing Address.** The current mailing address for the Association is P.O. Box 24, Streetman, Texas 75859-0024.

6. **Designated Representative.** The person Association's designated representative is **Elizabeth Fangman** who may be contacted by email at AzureBayBOD@gmail.com, telephone at (214)564-5822, or by mail at P.O. Box 24, Streetman, Texas, 75859-0024).

7. **Dedictory Instruments.** The website address for the internet website on which the Association's Dedictory Instruments are published:
<https://drive.google.com/drive/folders/1TtSZDayVAKL2EmXSyUGJRp0hgVv2VjA7?usp=sharing>
(click to follow link or copy and paste into a search engine website description bar).

8. **Resale Certificates.** The amount and description of any fees charged by the property owners association related to the transfer of property: \$50.00. To request a resale certificate, please email the Board of Directors at AzureBayBOD@gmail.com.

IN WITNESS WHEREOF, the undersigned has caused this Certificate to be executed on behalf of the Association in compliance with Section 209.004 of the Texas Property Code.

ASSOCIATION:

AZURE BAY MAINTENANCE FUND, INC.

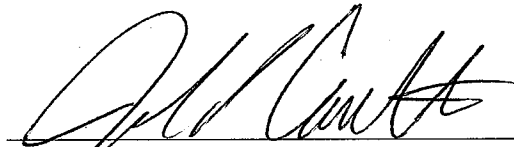
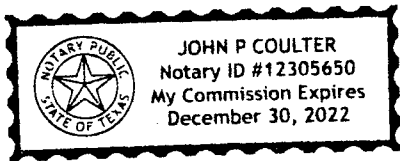
a Texas non-profit corporation



by **James M Crawford, Secretary**
Azure Bay Maintenance Fund, Inc.,
a Texas nonprofit corporation.

NOTARY PUBLIC:

This instrument was acknowledged before me on the 22nd day of September, 2022, by **James M Crawford, Secretary** for the Azure Bay Maintenance Fund, Inc.


Notary Public, State of Texas
(seal)