

MANAGEMENT CERTIFICATE
for

South Shore Colony Association, Inc.

STATE OF TEXAS §
 §
COUNTY OF NUECES §

The undersigned being the Managing Agent of South Shore Colony Association, Inc., a corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 of the Property Code:

WHEREAS Section 209.004 of the Texas Property Code requires that the property owners' association files a management certificate in the real property records of the county in which the property is located;

NOW THEREFORE, the following information is provided to meet the requirements of Section 209.004 of the Texas Property Code and supersedes all previous management certificates, if any.

1. Name of the Subdivision: **South Shore Colony**
2. Name of the Association: **South Shore Colony Association, Inc.**
3. Recording Data for the Subdivision:

Declaration of Covenants, Conditions and Restrictions
are filed in the Nueces County Deed Records, Volume 1960, Page 16 - 46.

Amendment to declaration of covenants conditions and restrictions for South Shore Colony filed in the Nueces County Deed Records, Volume 2030, Pages 92-95.

Plat Is recorded in volume 49, page 145-146, Map Records, Nueces County Texas.

4. Name and mailing address for the association:

South Shore Colony Association, Inc.

c/o Ken Combs
410 Colony Dr.
Corpus Christi, TX 78412

5. Name, mailing address, and email for the Managing Agent:

Ken Combs
410 Colony Dr.
Corpus Christi, Tx 78412
(361) 857-2600
ken@kencombs.com

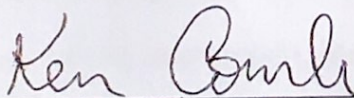
7. Amount and Description of Fee(s) charged by the association in relation to a property transfer in the Subdivision:

Resale Certificate: \$250.00
Transfer Fee: \$50.00

8. Other information the Association considers appropriate:

Prospective purchasers are advised to independently examine the 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. This is a zero lot line property.

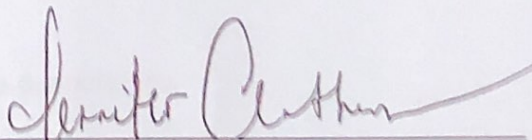
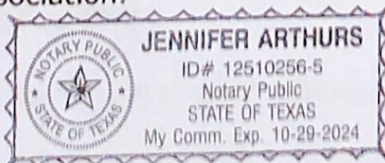
By



Ken Combs, Managing Agent

STATE OF TEXAS §
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The foregoing instrument was acknowledged before me by the said Ken Combs, in his official capacity as Managing Agent of South Shore Colony Association, Inc. on this 13th day of February, 2023, on behalf of the said Association.


Notary Public - State of Texas