

VG-120-2022-3366751

Hidalgo County
Arturo Guajardo Jr.
County Clerk
Edinburg, Texas 78540

Document No: 3366751

Billable Pages: 2

Recorded On: August 01, 2022 11:30 AM

Number of Pages: 3

*****Examined and Charged as Follows*****

Total Recording: \$ 40.00

*****THIS PAGE IS PART OF THE DOCUMENT*****

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 No: 3366751
Receipt No: 20220801000233
Recorded On: August 01, 2022 11:30 AM
Deputy Clerk: Elisa Castillo
Station: CH-1-CC-K35

Record and Return To:

Home Key Property Mgmt
PO Box 4481
original returned to customer
EDINBURG TX 78540



STATE OF TEXAS
COUNTY OF HIDALGO

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 Hidalgo County, Texas.

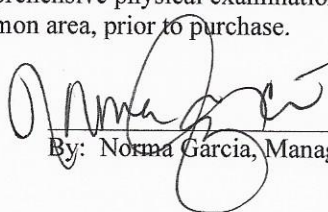
Arturo Guajardo Jr.
County Clerk
Hidalgo County, Texas

**MANAGEMENT CERTIFICATE FOR
LATITUDE 360° APARTMENTS AND CONDO OWNERS ASSOCIATION, Inc.,**

The following information is being pursuant to Section 209.004, Texas Property Code:

1. Name of Subdivision: Sunrise Terrace Subdivision
2. Name of the Association: Latitude 360° Apartments and Condo Owners Association, Inc.,
3. Recording data for declaration: Declaration of Covenants, Conditions and Restrictions File Number 1856546, Latitude 360° Apartments and Condo Owners Association, All of Block 1, Sunrise Terrace Subdivision (including Lots 1 through 48, Block 1, Sunrise Terrace Subdivision) an addition to the City of McAllen, Hidalgo County Texas
4. Association Management or Representative: Home Key Property Management, LLC
PO Box 4481
Edinburg, Texas 78540
Telephone: (956) 513-1885
E-mail: info@homekeypm.com
5. Website Address: <https://www.homekeypm.com>
6. Property Transfer Fees: \$100.00 transfer fee
7. Other Information the Association Considers Appropriate:

Prospective purchasers are advised to independently examine the Declaration and all other governing documents of the Association, together with obtaining an official Resale Certificate and performing a comprehensive physical examination inspection of the lot/home and common area, prior to purchase.

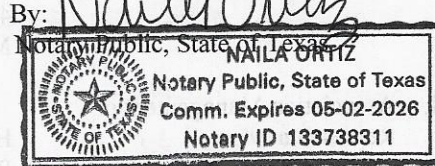

By: Norma Garcia, Managing Agent

STATE OF TEXAS

COUNTY OF HIDALGO

Before me, the undersigned notary public, on this day personally appeared Norma Garcia, Managing Agent of Latitude 360° Apartments and Condo Owners Association, Inc., known to me or proved to me by presentation to me of a governmentally-issued identification card to be one of the persons whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed it for the purposes and consideration expressed in it.

Given under my hand and seal of office the 29 day of July, 2022.



AFTER RECORDING RETURN TO:

Thornton, Biechlin, Reynolds & Guerra, L.C.

ATTN: Rafael Garcia, Jr.

418 E. Dove Ave.

McAllen, Texas 78504