

**PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE
POSITANO TOWNHOMES I
HOMEOWNERS ASSOCIATION**

STATE OF TEXAS }
 }
COUNTY OF GALVESTON } **KNOW ALL MEN BY THESE PRESENTS:**

Name of Subdivision: POSITANO TOWNHOMES I

Name of Association: POSITANO TOWNHOMES I HOMEOWNERS ASSOCIATION

Recording Data for Subdivision:

Lots 1, 2, 3, 4 and 5, in Block 7, of Replat of BEACHTOWN GALVESTON, VILLAGE ONE, SECTION ONE, a subdivision in Galveston County, Texas, according to the map of plat thereof, recorded in Volume 2004-A, Pages 179, 180 and 181 of the Map Records of Galveston County, Texas.

Recording Data for Declaration:

Declaration of Covenants, Conditions and Restrictions for Positano Townhomes I at Beachtown, recorded in the Official Public Records of Galveston, County, Texas, under Clerk's File No. 2010011886.

Master Declaration of Covenants, Conditions and Restrictions for the Beachtown Galveston Subdivision in Galveston County, Texas, recorded under Clerk's File No. 2006046960 in the Official Public Records of Galveston, County, Texas, and all amendments and supplements to such Master Declaration.

Mailing Address of Association:

c/o LPI Property Management, LLC, P. O. Box 3217, Pearland, TX 77588

Management Company and Designated Representative:

LPI Property Management, LLC, P. O. Box 3217, Pearland, TX 77588

Designated Representative: Jordan Cook

Telephone number: 281-947-8675

Email: Jcook@lpidev.net

Fees: Transfer Fee is \$225.00; Resale Certificate is \$375.00;
Refinance Fee: \$75.00; Statement of Account Fee is \$200.00;
Refinance Statement of Account Fee is \$125.00; Lender Questionnaire Fee is \$250.00
To order resale documents, go to www.homewisedocs.com

This organization may also be reached via Treece Law Firm, P.C., 1020 Bay Area Boulevard, Suite 200, Houston, Texas 77058 – 281-667-3100, Michael J. Treece, Esq. mike@treecelaw.com.

Note: This Management Certificate does not list all dedicatory instruments and/or governing documents of the Association, and is not to be relied on as an exhaustive list. This Management Certificate is filed/recorded in compliance with the mandate of, and to meet the requirements of, Section 209.004 of the Texas Property Code.

The Association's Dedicatory Instruments are available to members for viewing online at: www.lpipropertymanagement.com


EXECUTED this 27th day of November, 2024.

**Positano Townhomes I
Homeowners Association**


By: Jordan Cook, Managing Agent

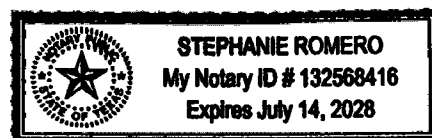
STATE OF TEXAS }
 }
COUNTY OF GALVESTON }

The foregoing instrument was acknowledged before me by the said Jordan Cook in his official capacity as Managing Agent of Positano Townhomes I Homeowners Association, on this 27th day of November, 2024, on behalf of said Association.



Notary Public - State of Texas

Prepared by:
Treece Law Firm, P.C.
1020 Bay Area Blvd., Suite 200
Houston, Texas 77058



FILED AND RECORDED

Instrument Number: 2024054399

Recording Fee: 29.00

Number Of Pages: 3

Filing and Recording Date: 12/02/2024 3:33PM

I hereby certify that this instrument was FILED on the date and time stamped hereon and RECORDED in the OFFICIAL PUBLIC RECORDS of Galveston County, Texas.



A handwritten signature in black ink, reading "Dwight D. Sullivan". The signature is fluid and cursive, with a horizontal line drawn underneath it.

Dwight D. Sullivan, County Clerk
Galveston County, Texas

NOTICE: It is a crime to intentionally or knowingly file a fraudulent court record or instrument with the clerk.

DO NOT DESTROY - *Warning, this document is part of the Official Public Record.*