# PROPERTY OWNERS ASSOCIATION MANAGEMENT CERTIFICATE KBE-HOA, INC.

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

Name of Subdivision: KAHALA BEACH ESTATES, ADDITION NO. 1

Name of Association: KBE-HOA, INC.

### **Recording Data for Subdivision:**

KAHALA BEACH ESTATES, ADDITION NO. 1, a subdivision in Galveston County, Texas, according to the map thereof, recorded in Volume 18, Page 443 of the Map Records of Galveston County, Texas, and under the County Clerk's Document Number 9340266 and Reference No. 009-20-1268, et seq.

#### **Recording Data for Declaration:**

Declaration of Covenants, Conditions and Restrictions for Kahala Beach Estates, Addition No. 1, a subdivision in Galveston County, Texas, recorded in the Official Public Records of Galveston, County, Texas, under County Clerk's Document No. 9340828, and Reference No. 009-21-0656, et seq.

First Amendment to the Declaration of Covenants, Conditions and Restrictions for Kahala Beach Estates, Addition No. 1, a subdivision in Galveston County, Texas, recorded in the Official Public Records of Galveston, County, Texas, under County Clerk's Document No. 9402921, and Reference No. 009-46-2273, et seq.

#### **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 expire on December 31, 2024: 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

Fees starting January 1, 2025: Transfer Fee is \$200.00; Resale Certificate is \$375.00;

Refinance Fee: \$150.00; 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

Management Certificate Page 1 of 2

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 loth day of December, 2024.

KBE-HOA, Inc.

By: Jørdan Cook, Managing Agent

STATE OF TEXAS

**COUNTY OF GALVESTON** 

Notary Public - State of Texas

(notary seal above)

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



## FILED AND RECORDED

Instrument Number: 2024056040

Recording Fee: 29.00

Number Of Pages: 3

Filing and Recording Date: 12/12/2024 8:43AM

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.



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.