



**MANAGEMENT CERTIFICATE
SALTWATER HAVEN PROPERTY OWNERS' ASSOCIATION**

STATE OF TEXAS

COUNTY OF CALHOUN

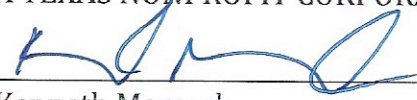
The undersigned, being President of the Board of Directors of the Saltwater Haven Property Owners' Association, Inc., a non-profit corporation organized and existing under the laws of the State of Texas, submits the following information pursuant to Section 209.004 to the Texas Property Code. This Management Certificate supersedes any prior Management Certificate filed by or on behalf of the Association.

- 1) Name of Subdivision: Saltwater Haven
- 2) Name of the Association: Saltwater Haven Property Owners' Association, Inc.
- 3) Recording Data for the Subdivision Development; Clerk's Instrument No 2021-00270, Slide 544AB of the Map and Plat Records of Calhoun County, Texas.
- 4) Recording Data for the Declarations: See Exhibit "A"
- 5) Name and Mailing Address of the Association:
Saltwater Haven Property Owners' Association, Inc.
P.O. Box 275
Seadrift, Texas 77983
- 6) Name, Mailing Address, Telephone Number and E-mail Address of the person managing the association:
Mallory Galloway
P.O. Box 275
Seadrift, Texas 77983
361-785-3424
Mallory@bay-breeze-realestate.com
- 7) Website: www.SWHPOA.com
- 8) Fee related to Property Transfer: Association Transfer Fee - \$100

- 9) Other Information: Prospective purchasers should independently examine the governing documents of the Association, together with performing a comprehensive inspection of the lot/home and common areas, prior to purchase.
This certificate does not purport to identify every piece of information pertinent to the subdivision. No person should rely on this certificate for anything other than instructions for contacting the Association in conjunction with the transfer of title to a lot/home in the subdivision.

This Management Certificate is effective as of the 1st day of June, 2024.

SALTWATER HAVEN PROPERTY OWNERS' ASSOCIATION, INC.
A TEXAS NONPROFIT CORPORATION



Kenneth Marczak
Title: President

THE STATE OF TEXAS

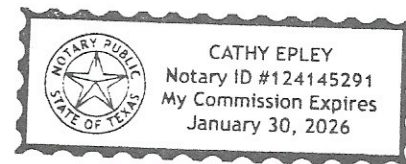
COUNTY OF Calhoun

CERTIFICATE OF ACKNOWLEDGEMENT

SUBSCRIBED AND SWORN TO ME, by Kenneth Marczak, the President of the Saltwater Haven Property Owners' Association, Inc., on this 3 day of June, 2024.
To certify which witness my hand and seal of office.



NOTARY PUBLIC, STATE OF TEXAS



AFTER RECORDING RETURN TO:
Saltwater Haven POA
P.O. Box 275
Seadrift, Texas 77983

EXHIBIT "A"

CALHOUN INSTRUMENT NUMBER	RECORDING DATE	DOCUMENT
Document No. 2021-00342	01/27/2021	Declaration of Covenants, Conditions, Restrictions, Easements, Charges and Liens for Saltwater Haven Subdivision
Document No. 2021-00343	01/27/2021	Resolution of the Board of Directors of Saltwater Haven Property Owners' Association, Inc. Regarding Records Production and Copying Policy
Document No. 2021-00344	01/27/2021	Resolution of the Board of Directors of Saltwater Haven Property Owners' Association, Inc. Regarding Records Retention Policy
Document No. 2021-00345	01/27/2021	Resolution of the Board of Directors of Saltwater Haven Property Owners' Association, Inc. Regarding Payment Plan Policy
Document No. 2021-00346	01/27/2021	Bylaws of Saltwater Haven Property Owners' Association, Inc., A Nonprofit Corporation
Document No. 2021-00966	03/17/2021	First Amended Declaration of Covenants, Conditions, Restrictions, Easements, Charges, and Liens for Saltwater Haven Subdivision
Document No. 2021-05198	12/16/2021	Supplemental Declaration of Covenants, Conditions, Restrictions, Easements, Charges and Liens for Saltwater Haven Subdivision to Annex Property - Saltwater Haven No. 2 and to Amend ACC Membership Requirements
Document No. 2022-00849	03/01/2022	Resolution of the Board of Directors of Saltwater Haven Property Owners' Association, Inc. Regarding Procurement Policy

FILED AND RECORDED
OFFICIAL PUBLIC RECORDS 2024-01639

CTF Fee: \$33.00
06/04/2024 11:49 AM ksmith



Anna M. Goodman

Anna Goodman, County Clerk
Calhoun County, Texas