

Management Certificate
(Texas Property Code Section 209.004)

Name of Subdivision: Water's Edge at Kitty Hawk

Subdivision Recording Data: The plat of the Subdivision recorded in 2015051266 and 2019021682 of the real property records of Nueces County, Texas

Declaration Recording Data: The Declaration recorded in 2016015285 and 2019026759 of the real property records of Nueces County, Texas

Name of Association: Water's Edge Owners

Mailing Address of Association: 8230 S. Staples St., Corpus Christi, TX 78413

Name of Person Managing Association or Association's Designated Representative: John Bratton

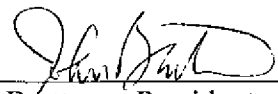
Mailing Address of Person Managing Association or Association's Designated Representative: 8230 S. Staples St., Corpus Christi, TX 78413

Resale Certificates: Resale Certificates may be requested by contacting John Bratton at (361)852-0564 or Email: jpbratt@gmail.com or mailing to: 8230 S. Staples St., Corpus Christi, TX 78413



Johanna Bratton
Secretary

The undersigned hereby certifies that he is the duly elected and qualified president of Water's Edge Owners; that Johanna Bratton is the duly elected and qualified Secretary of Water's Edge Owners; that the signature above is Johanna Bratton's genuine signature; and that the foregoing certificate is true and correct.



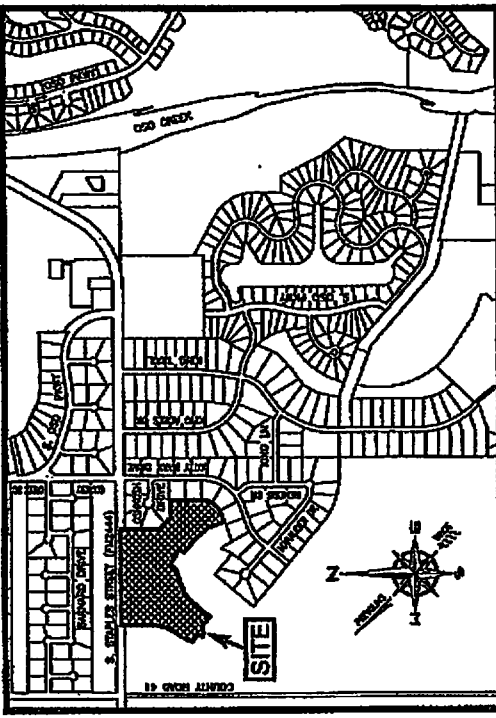
John Bratton - President

Vol 68 Pg 564

Plat of Water's Edge at **KITTY HAWK**

Unit 1
Page 1 of 2

BEING 30.078 ACRES, SAME AND EXCEPT 0.273 ACRES OF A 10-FOOT WIDE STREET TRACT RECORDED IN DOC. NO. 1980824457, CL. M.L.S., OUT OF A 249.081 ACRES TRACT OF LAND, SAME AND EXCEPT 0.487 ACRES OF SAID 10-FOOT STREET TRACT, OUT OF THE SIBER HALE OF SECTION 31 AND THE NORTH HALF OF SECTION 31, LAURELES COUNTY, TEXAS, FROM TRACTS, A MAP OF WHICH IS RECORDED IN VOLUME 3, PAGE 18, MAP RECORDS OF HARRIS COUNTY, TEXAS.



GRAPHIC SCALE: 1"=1000'

[illegible]

WARRANTY DEED _____ DOC. NO. 1988034457, P. 2, U.C.L.
 PLAT OF KUTTY MASKS UNIT 1 _____ VOL. 67, PG. 24, U.C.L.
 PLAT OF KUTTY MASKS UNIT 2 _____ VOL. 68, PG. 177, U.C.L.
 • REFERENCE THIS PLAT, AND



LJA Engineering, Inc.
TYPE FIRM REGISTRATION NO. 9-4338
TYPELS FIRM REGISTRATION NO. 1001866
450 S.W. 55th Ave., Coral Gables, Fla. 33131
P.O. Box 3377, Coral Gables, Fla. 33131
Phone: 305/437-4401 Fax: 305/437-2353
www.lja-engineering.com Inc@lja-inc.com

STATE OF TEXAS
COUNTY OF NUTTER
We, City Bank Development Ltd., do hereby certify that we are the owner
of the property returned to as WATER'S EDGE at 4474 HWY. 101; but
we have had property surveyed and subdivided so shown that streets
shown are dedicated, in fee simple, to the public use forever; but
assessments as shown are dedicated to the public use for the installation,
operation, and use of public utilities; and we accept this plat for the
purpose of description and dedication this 10th day of December, 2015.


Kirby Hawk Development, Ltd.
John Pratchard Station, General Partner

STATE OF TEXAS
COUNTY OF MURKES

Before me, the undersigned authority, on this day personally appeared John Britton, known to me to be the person whose signature he made on the foregoing instrument of writing, and he acknowledged to me that he executed the same for the purposes and considerations therein expressed. Given under my hand and seal of office, this 14th day of December, 2015.

 CANVA © 2008
2008 Creative Commons License
November 12, 2017

STATE OF TEXAS
COUNTY OF JUDGES
This plat approved by the Planning Commission of the City of Corpus Christi, Texas, this the 11th day of September, 2013.
0813103-PO38 (13-22000035)

For Phil Schlicht
Philip J. Ramirez, AIA, LEED AP
Chairman

Daniel M. McElvan
Daniel M. McElvan, AIA, LEED AP
Secretary

STATE OF TEXAS
COUNTY OF NUECES
This final plat of the herein described property was approved by the
Department of Development Services of the City of Corpus Christi, Texas,
this the 23 day of December, 2015.

P. Latha Reddy
Kadapa Pottumuthu, P.E., 152D AP
Development Services Engineer

STATE OF TEXAS
COUNTY OF NUENES
Approved by the Corpus Christi-Nueces County Health Department. Any
private water supply and/or sewage system shall be approved by the
Corpus Christi-Nueces County Health Department prior to installation.
The 23rd day of December 2015

Designated Representative
TODD License No.: 0140022726

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- [illegible]

STATE OF TEXAS
COUNTY OF HARRIS

I, Donna Sandoz, Clerk of the County Court in and for
 Texas, hereby certify that the foregoing map of WATER'S
MARK, Unit 1, dated the 20th day of Dec, 2015,
 certificate of authentication was filed for record in my office this
 day of Dec, 2015, at 12:00 o'clock p.m., and duly recorded in
 Volume 73 Page(s) 201-215 Records of the County Court in and for
 Texas. Witness my hand and seal of said court of office in Corpus Christi,
 Texas, this 20th day of Dec, 2015.

Document No. 94-308194

Kara Benda
Kara Benda, County Clerk
Nueces County, Texas

Dr. Maria Hutchason
Deputy

STATE OF TEXAS

I, Dale A. Wandersich, a Registered Professional Land Surveyor, have prepared the foregoing map from survey made on the ground under my direction and in true and correct to the best of my knowledge. Information and belief I have been engaged under contract to set off Chain and Block corners as shown herein and to complete such operations with due and reasonable diligence consistent with sound professional practice.

This the 15th day of

December 2, 2018.

DELE A. WUNDERLICH, R.P.L.S. 65187

LJA ENGINEERING
TEPLE FIRM REG. NO. 10016600
TEPE FIRM REG. NO. F-1398
4530 S. Douglas Street, Suite 420
Co-park Christal, Tucson 79411
phone-201-871-3390
www.lja.com

County of Nueces
Approved by the Corpus Christi-Nueces County Health Department. Any
private water supply and/or sewage system shall be approved by the
Corpus Christi-Nueces County Health Department prior to installation.
This the 20th day of May, 2011.

Albert E. Franco Jr. R.P. 5. 14471

**Nueces County
Kara Sands
Nueces County
Clerk**

Instrument Number: 2019040940

eRecording - Real Property

CERTIFICATE

Recorded On: October 03, 2019 03:32 PM

Number of Pages: 4

" Examined and Charged as Follows: "

Total Recording: \$19.00



**STATE OF TEXAS
NUECES COUNTY**

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 Nueces County, Texas.

Kara Sands
Nueces County Clerk
Nueces County, TX



******* THIS PAGE IS PART OF THE INSTRUMENT *******

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 Number: 2019040940
Receipt Number: 20191003000166
Recorded Date/Time: October 03, 2019 03:32 PM
User: Lisa C
Station: CLERK08

Record and Return To:

CSC
2411 Centerville Road, Suite 400
Wilmington DE