

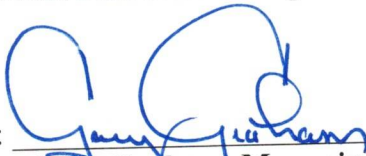
**CONDOMINIUM ASSOCIATION MANAGEMENT CERTIFICATE**

Pursuant to Section 82.116 of the Texas Property Code, **LEEWARD COVE OWNERS ASSOCIATION, INC.**, ("the Association") notifies the public of the following matters concerning **LEEWARD COVE, A CONDOMINIUM PROJECT**:

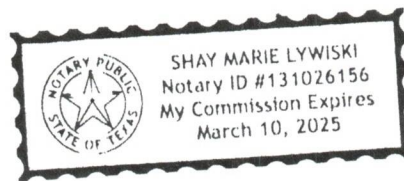
1. The name of the condominium regime is **LEEWARD COVE, A CONDOMINIUM PROJECT**.
2. The name of the association is **LEEWARD COVE OWNERS ASSOCIATION, INC.**
3. The plat of the subdivision/townhomes is recorded in **Volume 22, Page 690**, Map Records of Nueces County, Texas.
4. The Declaration is recorded under Clerk's File No. **354980**, Official Public Records of Real Property of Aransas County, Texas. A first amendment to declarations is recorded under Clerk's File No. **833779**, official public records of Nueces County.
5. The mailing address of the Association is:  
14613 South Padre Island Drive  
Corpus Christi, Texas 78418
6. The email address, phone number and URL is:  
361-949-9050  
[ggraham@rentalmgmt.com](mailto:ggraham@rentalmgmt.com)  
<https://trmc.appfolio.com/properties/656>
7. The resale fee amount is: \$250.00. A working Capital Fund in the amount of at least two (2) months estimated common assessment charge per unit.
8. The name and mailing address of the Management Company of the Association is:  
The Rental Management Company  
14613 South Padre Island Drive  
Corpus Christi, Texas 78418

DATED: June 6, 2023


**LEEWARD COVE OWNERS ASSOCIATION, INC.**  
**a Texas Non-Profit Corporation**

By:   
**Gary Graham, Managing Agent**

THE STATE OF TEXAS  
COUNTY OF NUECES



This instrument was acknowledged before me on this 6<sup>th</sup> day of June, 2023 by **Gary Graham, Managing Agent of Leeward Cove Owners Association, INC., a Texas Non-Profit Corporation,** in said capacity and on behalf of said entity.

  
\_\_\_\_\_  
Notary Public, State of Texas



\*VG-85-2023-2023022431\*

Nueces County  
Kara Sands  
Nueces County Clerk

Instrument Number: 2023022431

Official Public Records

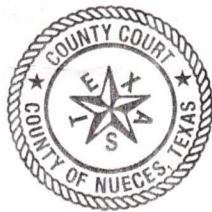
NOTICE

Recorded On: June 21, 2023 11:12 AM

Number of Pages: 3

" Examined and Charged as Follows: "

Total Recording: \$25.00



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

*Kara Sands*

\*\*\*\*\* 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: 2023022431  
Receipt Number: 20230621000070  
Recorded Date/Time: June 21, 2023 11:12 AM  
User: DeAnna R  
Station: CLERK05

Record and Return To:

LEEWRD COVE OWNERS ASSOCIATION  
14613 SOUTH PADRE ISLAND DR  
  
CORPUS CHRISTI TX 78418