

**PROPERTY OWNERS' ASSOCIATION  
MANAGEMENT CERTIFICATE (Tex. Prop. Code, Sec. 209.004)**

1. The name of the subdivision is Pointe San Luis Laguna & Playa Residential Areas.
2. The name of the association is Pointe San Luis Laguna & Playa Property Owners Sub Association, Inc., a Texas nonprofit corporation.
3. The recording data for the subdivision is:

The recording data for the subdivision is described as Laguna San Luis I, a subdivision according to the map or plat thereof recorded in Volume 18, Page 150 of the Plat or Map Records of Galveston County, Texas, filed for record on October 1, 1987 under Galveston County Clerk's File No. 8738055; and

Playa San Luis I, a subdivision in Galveston County, Texas, according to the map or plat thereof recorded in Volume 18, Page 155 of the Plat or Map Records of Galveston County, Texas, filed for record on October 2, 1987 under Galveston County Clerk's File No. 8738349. (Corrected Plat of the Second Amended Plat of Playa San Luis I recorded on May 23, 1995, under Galveston County Clerk's File No. 9518590).

4. The recording data for the declaration is:

Pointe San Luis Declaration of Covenants, Conditions and Restrictions for Laguna and Playa Residential Areas was filed for record on February 6, 1991 under Galveston County Clerk's File No. 9104309, et seq. in the Official Records of Real Property of Galveston County, Texas; and

First Amendment to Pointe San Luis Declaration of Covenants, Conditions and Restrictions for Laguna and Playa Residential Areas was filed for record on April 7, 1995 under Galveston County Clerk's File No. 9512372, et seq. in the Official Records of Real Property of Galveston County, Texas.

5. The name and mailing address of the association are:

Pointe San Luis Laguna and Playa  
c/o King Property Management  
720 N. Post Oak Road, Suite 300  
Houston, Texas 77024  
E: kpm@kpmtx.com  
www.kpmtx.com

6. The name and mailing address of the person managing the association or the association's designated representative are:

Pointe San Luis Laguna and Playa  
c/o King Property Management  
Attn: Eddie Parise  
720 N. Post Oak Road, Suite 300  
Houston, Texas 77024  
P: 713-956-1995  
E: kpm@kpmtx.com  
www.kpmtx.com

7. This management certificate is prepared and filed solely to provide contact information for the association and the subdivision in accordance with Texas Property Code, Section 209.004. This management certificate does not identify any documents or provide any information as to the association or the subdivision except as aforesaid and may not be relied upon for any other purpose.
8. Fees The following fees may be applicable upon sale or refinance of a home or lot:  
Transfer Fee. \$200 – Due upon sale of a lot or home  
Resale Certificate Fee: \$150 – Due upon refinance of a lot or home  
Capitalization Fee Up to 100% of the Annual Assessment – due upon sale of a home or lot
- 9 This management certificate is prepared and filed solely to provide contact information for the association and the subdivision in accordance with Texas Property Code, Section 209.004. This management certificate does not identify any documents or provide any information as to the association or the subdivision except as aforesaid and may not be relied upon for any other purpose.
- 10 This management certificate supersedes and replaces all previously executed and/or filed management certificates as to the association and the subdivision as above described. This management certificate is effective as of the date of filing of this management certificate in the Official Public Records of Real Property of Galveston County, Texas

SIGNED this 20<sup>th</sup> day of October, 2021

for Pointe San Luis Laguna and Playa,  
a Texas nonprofit corporation,

By LiLep, LLC, a Texas limited liability company,  
d/b/a KING PROPERTY MANAGEMENT,  
its Manager

By Eddie Parise, President

**ACKNOWLEDGMENT**

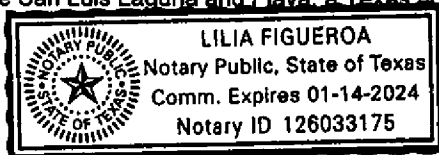
*E Parise*

STATE OF TEXAS §

COUNTY OF HARRIS §

This instrument was acknowledged before me on the 20th day of October, 2021, by Eddie Parise, as the President of LiLep, LLC, a Texas limited liability company, d/b/a/ KING PROPERTY MANAGEMENT, as the Manager of Pointe San Luis Laguna and Playa, a Texas nonprofit corporation, on behalf of the corporation.

[SEAL]



*[Signature]*  
Notary Public, State of Texas  
Printed Name. Lilia N Figueroa

PLEASE FILE AND RETURN TO  
King Property Management  
720 N. Post Oak, Suite 300  
Houston, Texas 77024

## FILED AND RECORDED

Instrument Number: 2021077162

Recording Fee: 30.00

Number Of Pages:3

Filing and Recording Date: 10/22/2021 9:47AM

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 cursive script, reading "Dwight D. Sullivan".

Dwight D. Sullivan, County Clerk  
Galveston County, Texas

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