

**PROPERTY OWNERS' ASSOCIATION MANAGEMENT CERTIFICATE
FOR THE MASTER KING'S CROSSING ASSOCIATION, INC.**

STATE OF TEXAS §

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KNOW ALL MEN BY THESE PRESENTS:

COUNTY OF NUECES §

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The following information is provided pursuant to Section 209.004, Texas Property Code:

1. Name of Subdivision:
 King's Crossing

2. Name of the Association:
 The Master King's Crossing Association, Inc.

3. Subdivision Plat Information:
 King's Crossing Unit 1, Phase 1, recorded in the Map Records of Nueces County, Texas
 at Volume 51, Page 53-65
 King's Crossing, Unit 1, Phase 2, recorded in the Map Records of Nueces County, Texas
 at Volume 51, Page 85-91
 King's Crossing Unit 1, Phase 3, recorded in the Map Records of Nueces County, Texas
 at Volume 51, Page 156
 King's Crossing Unit 2, recorded at Volume 52, Page 81-82, Map Records of Nueces
 County, Texas
 King's Crossing Unit 3A, recorded at Volume 56, Page 187-188, Map Records of Nueces
 County, Texas
 King's Crossing Unit 4, recorded at Volume 58, Page 126, Map Records of Nueces
 County, Texas
 King's Crossing Unit 5, recorded at Volume 58, Page 152, Map Records of Nueces
 County, Texas
 King's Crossing, Unit 6, recorded at Volume 61, Page 210-211, Map Records, Nueces
 County, Texas
 King's Crossing Unit 7, recorded at Volume 59, Page 33, Map Records of Nueces
 County, Texas
 King's Crossing, Unit 8, recorded at Volume 59, Page 200-201, Map Records, Nueces
 County, Texas
 King's Crossing Unit 8, recorded at Volume 64, Page 13-14, Map Records of Nueces
 County, Texas
 King's Crossing, Unit 9, recorded at Volume 63, Page 164-165, Map Records, Nueces
 County, Texas
 King's Crossing, Unit 10, recorded at Volume 64, Page 205-206, Map Records, Nueces
 County, Texas
 King's Crossing Unit 11, recorded at Volume 60, Page 8-9, Map Records of Nueces
 County, Texas
 King's Crossing Unit 12, recorded at Volume 61, Page 46-47, Map Records of Nueces
 County, Texas

King's Crossing Unit 13, recorded at Volume 62, Page 39-40, Map Records of Nueces County, Texas
King's Crossing Unit 14-A, recorded at Volume 63, Page 186-187, Map Records of Nueces County, Texas
King's Crossing, Unit 14-B, recorded in Volume 65, Page 135-136, Map Records, Nueces County, Texas
King's Crossing Unit 15, recorded at Volume 62, Page 139-140, Map Records of Nueces County, Texas
King's Crossing Unit 16, recorded at Volume 63, Page 21-22, Map Records of Nueces County, Texas
King's Crossing Unit 17, recorded at Volume 63, Page 81-82, Map Records of Nueces County, Texas
King's Crossing Unit 18, recorded at Volume 64, Page 13-14, Map Records of Nueces County, Texas
King's Crossing Unit 19, recorded at Volume 65, Page 127-128, Map Records of Nueces County, Texas
King's Crossing Unit 20, recorded at Volume 64, Page 223-224, Map Records of Nueces County, Texas
King's Crossing Unit 22, recorded at Volume 66, Page 140-141, Map Records of Nueces County, Texas
King's Crossing Garden Homes and Lots 16-20, Block 38, King's Crossing, Unit 1, Phase 1, recorded at Volume 61, Page 141-143, Map Records of Nueces County, Texas

4. Declaration Information:

Master Declaration of Covenants, Conditions and Restrictions for King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 455378

First Amendment of Restrictions on King's Crossing, recorded as Document Number 910928, Official Public Records of Nueces County, Texas

Second Amendment to the Master Declaration of Covenants, Conditions and Restrictions for King's Crossing, recorded as Document Number 913619, Official Public Records of Nueces County, Texas

Third Amendment to the Master Declaration of Covenants and Annexation Certificate for King's Crossing, recorded as Document Number 922448, Official Public Records of Nueces County, Texas

Fourth Amendment to the Master Declaration of Covenants for King's Crossing, recorded as Document Number 928243, Official Public Records of Nueces County, Texas

Fifth Amendment to the Master Declaration of Covenants for King's Crossing, recorded as Document Number 951369, Official Public Records of Nueces County, Texas

Sixth Amendment to the Master Declaration of Covenants and Annexation Certificate for King's Crossing, recorded as Document Number 961607, Official Public Records of Nueces County, Texas

Seventh Amendment to the Master Declaration of Covenants for King's Crossing, recorded as Document Number 983980, Official Public Records of Nueces County, Texas

Eighth Amendment to the Master Declaration of Covenants and Annexation Certificate for King's Crossing, recorded as Document Number 1997040531, Official Public Records of Nueces County, Texas

Ninth Amendment to the Master Declaration of Covenants and Annexation Certificate for King's Crossing, recorded as Document Number 1998005347, Official Public Records of Nueces County, Texas

Tenth Amendment to the Master Declaration of Covenants and Annexation Certificate for King's Crossing, recorded as Document Number 19980300540, Official Public Records of Nueces County, Texas

Corrected Tenth Amendment to the Master Declaration of Covenants, Conditions and Restrictions for King's Crossing, recorded as Document Number 1998011852, Official Public Records of Nueces County, Texas

Eleventh Amendment to the Master Declaration of Covenants, Conditions and Restrictions for King's Crossing, recorded as Document Number 20210050291, Official Public Records of Nueces County, Texas

Restrictive Covenants and Annexation Certificate King's Crossing Garden Homes and Lots 16-20, Block 38, King's Crossing, Unit 1, Phase 1, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2001053022

Restrictive Covenants & Annexation Certificate for King's Crossing, Unit 1, Phase 3, recorded in the Official Public Records of Nueces County, Texas, as Document Number 47367

Restrictive Covenants & Annexation Certificate for King's Crossing, Unit 2, recorded in the Official Public Records of Nueces County, Texas, as Document Number 510744

Restrictive Covenants and Annexation Certificate Unit 6 King's Crossing, recorded in the Official Public Records of Nueces County, Texas as Document Number 2002026876

Restrictive Covenants and Annexation Certificate Unit 8 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, recorded in the Official Public Records of Nueces County, Texas, as Document Number 1999031834

Restrictive Covenants and Annexation Certificate Unit 9 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2004041815

Correction Restrictive Covenants & Annexation Certificate Unit 9 King's Crossing recorded in the Official Public Records of Nueces County, Texas, as Document Number 2004045725

Restrictive Covenants and Annexation Certificate Unit 10 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2005039817

Restrictive Covenants and Annexation Certificate Unit 11 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 1999038843

Correction Restrictive Covenants and Annexation Certificate Unit 11 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 1999045960

Restrictive Covenants and Annexation Certificate Unit 12 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2001013884

Restrictive Covenants and Annexation Certificate Unit 13 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2002042318

Restrictive Covenants and Annexation Certificate Unit 14-A King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2004053672

Restrictive Covenants and Annexation Certificate Unit 14-B King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2006035998

Restrictive Covenants and Annexation Certificate Unit 15 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2003027596

Restrictive Covenants and Annexation Certificate Unit 16 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2003054254
Restrictive Covenants and Annexation Certificate Unit 17 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2004011745
Restrictive Covenants and Annexation Certificate Unit 18 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2004060402
Restrictive Covenants and Annexation Certificate Unit 19 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2006031398
Restrictive Covenants and Annexation Certificate Unit 20 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2005052196
Restrictive Covenants and Annexation Certificate Unit 22 King's Crossing, recorded in the Official Public Records of Nueces County, Texas, as Document Number 20070297257

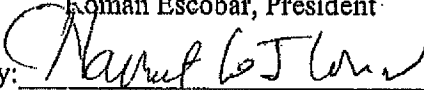
First Supplement to the Restrictive Covenants and Annexation Certificate King's Crossing Garden Homes, recorded in the Official Public Records of Nueces County, Texas, as Document Number 2024008447

6. Association management:
RealManage
P.O. Box 803555
Dallas, TX 75380
Telephone: (866) 473-2573
Email: MASKINGS@CiraMail.com
7. Website address:
www.ciranet.com
8. Property transfer fees:
Resale certificate: \$375.00
Conveyance fee: \$325.00
CiraNet processing fee: \$59.00

Signed the 25 day of July, 2025.

THE MASTER KING'S CROSSING ASSOCIATION, INC.,
a Texas non-profit corporation

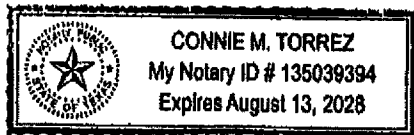
By: 
Roman Escobar, President

By: 
Harriet Lovin, Secretary

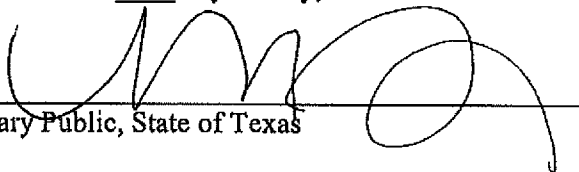
STATE OF TEXAS §
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COUNTY OF NUECES §

Before me, the undersigned notary public, on this day personally appeared Roman Escobar, President of The Master King's Crossing Association, Inc., known to me or proved to me by presentation to me of a governmentally issued identification card to be one of the persons whose name is subscribed to the foregoing instrument, and acknowledged to me that he executed it for the purposes and consideration expressed in it.

Given under my hand and seal of office the 25 day of July, 2025.



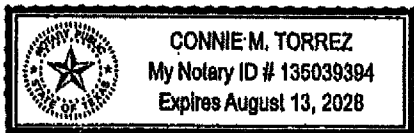
STATE OF TEXAS §
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COUNTY OF NUECES §



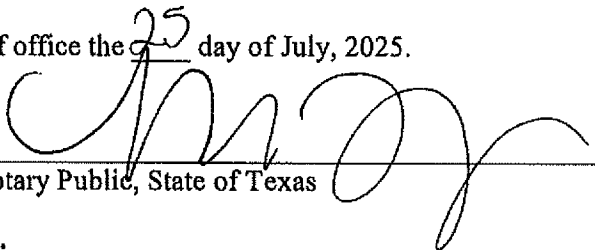
Notary Public, State of Texas

Before me, the undersigned notary public, on this day personally appeared Harriet Lovin, Secretary of The Master King's Crossing Association, Inc., known to me or proved to me by presentation to me of a governmentally issued identification card to be one of the persons whose name is subscribed to the foregoing instrument, and acknowledged to me that she executed it for the purposes and consideration expressed in it.

Given under my hand and seal of office the 25 day of July, 2025.



AFTER RECORDING RETURN TO:
The Master King's Crossing Association, Inc.
c/o Tom L. Newton, Jr.
Allen, Stein & Durbin, P.C.
6243 IH 10 W, Suite 700
San Antonio, TX 78201



Notary Public, State of Texas

6835 001 2733424

**Nueces County
Kara Sands
Nueces County
Clerk**

Instrument Number: 2025026781

eRecording - Real Property

CERTIFICATE

Recorded On: July 28, 2025 01:54 PM

Number of Pages: 6

" Examined and Charged as Follows: "

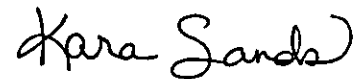
Total Recording: \$36.00



**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: 2025026781
Receipt Number: 20250728000148
Recorded Date/Time: July 28, 2025 01:54 PM
User: Paula G
Station: CLERK01

Record and Return To:

CSC
2411 Centerville Road, Suite 400
Wilmington DE