

199070

Management Certificate (Texas Property Code Section 209.004)

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Name of Subdivision: Port Adventure

Subdivision Recording Data:

The plat of the Subdivision recorded in the location below:

- Plat for Section 1: Cabinet A, Place 268, Plat Records, Trinity County, Texas
- Plat for Section 2: Cabinet A, Place 268, Plat Records, Trinity County, Texas
- Plat for Section 3: Cabinet A, Place 268, Plat Records, Trinity County, Texas
- Plat for Section 4: Cabinet A, Place 281, Plat Records, Trinity County, Texas
- Plat for Section 5: Cabinet A, Place 281, Plat Records, Trinity County, Texas
- Plat for Section 6: Cabinet A, Place 281, Plat Records, Trinity County, Texas
- Plat for Section 7: Cabinet A, Place 292, Plat Records, Trinity County, Texas
- Plat for Section 8: Cabinet A, Place 292, Plat Records, Trinity County, Texas

Declaration Recording Data:

Articles of Incorporation filed September 18, 1989, filed 0846, pages 0104, et seq., Official Public Records, Trinity County, Texas;

Amended Bylaws filed at Volume 927, Pages 171 et seq., Official Public Records, Trinity County, Texas;

Amendment to Bylaws filed at Vol. 963, Pages 629, et seq., Official Public Records, Trinity County, Texas;

Affidavit of Business Records concerning June 8, 1999 Board Meeting, filed Volume 0857, Pages 0472, et seq., Official Public Records, Trinity County, Texas;

Guidelines for Alternative Payment Schedule filed at Volume 927, Pages 189, et seq., Official Public Records, Trinity County, Texas;

Deed Restrictions Amendments for Port Adventure Property Owners' Association, as previously listed on Management Certificate filed August 15, 2017, recorded under Clerk's File No. 173460, Volume 0988, Page 0386, at Official Public Records, Trinity County, Texas;

Amendment to Bylaws filed at Volume 1123, Page 586, et seq., Official Public Records, Trinity County, Texas.

Officers:

- President: Gary L. Langham
- Vice President: Martin Castle
- Secretary/Treasurer: Sandra King
- Director: Gloria Kelley
- Director: Del McCool, Jr.
- Director: Bobby Wiestling
- Director: Jeff Hart

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Name of Association: Port Adventure Property Owners' Association

Mailing Address of Association: 141 Quail Valley, Trinity, Texas 75862

Name of Person Managing Association or Association's Designated Representative: Gary L. Langham

Mailing Address of Association Manager or Association's Designated Representative: 141 Quail Valley, Trinity, Texas 75862

Telephone Number of Managing Association or Association's Designated Representative: 936-594-7175

Email Address of Managing Association or Association's Designated Representative: papoa@windstream.net

Website Address: portadventure.org

Amount and Description of a fee or fees charged by the Association relating to a property transfer in the subdivision: Maintenance Fees for Sections 1-8. \$90.00 per lot, per year.

By: *Gary L. Langham*
Gary L. Langham
President of Port Adventure
Property Owners' Association

State of Texas)

County of Trinity)

This instrument was acknowledged before me on January 26, 2024, by Gary L. Langham, President of Port Adventure Property Owners' Association, a non-profit corporation, on behalf of said corporation.

Patti Z. Castle
Notary Public, State of Texas
My commission expires: 4/15/2025



FILED
at 11:30 o'clock A M
JAN 29 2024

THE STATE OF TEXAS
COUNTY OF TRINITY

I hereby certify that the instrument was FILED on the date and at the time stamped hereon by me and was duly RECORDED in the Official Public Records of Trinity County, Texas in the Volume and Page as noted hereon by me.

Shasta Bergman
County Clerk, Trinity County
By: *[Signature]*
Deputy

SHASTA BERGMAN
COUNTY CLERK, TRINITY CO, TEXAS
By: *[Signature]*
Deputy