

Cameron County
Joe G Rivera
County Clerk
Brownsville, TX 78520



Instrument Number: 2013-00005288

Recorded On: February 12, 2013

As
Real Property

Parties:

To

Billable Pages: 4

Number of Pages: 5

Comment:

(Parties listed above are for Clerks reference only)

**** Examined and Charged as Follows: ****

Real Property	28.00
Total Recording:	28.00

***** DO NOT REMOVE. 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: 2013-00005288
Receipt Number: 632221
Recorded Date/Time: February 12, 2013 09:26:18A
Book-Vol/Pg: BK-OR VL-19124 PG-113
User / Station: M Pena - Cash Station #6

Record and Return To:

THE FRANKE LAW FIRM PC
8605 PADRE BLVD
SOUTH PADRE ISLAND TX 78597

I hereby certify that this instrument was filed on the date and time stamped hereon and was duly recorded in the Official Public Records in Cameron County, Texas



Joe G. Rivera
Cameron County Clerk

COPY

Notice of Private Transfer Fee Obligation

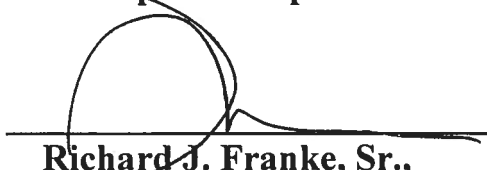
Shores Foundation, a Texas non-profit corporation, files this Notice of Private Transfer Fee Obligation and provides the following information regarding the transfer fee obligation:

1. Payee of Transfer Fee: SHORES FOUNDATION, a Texas non-profit corporation;
2. Payee Address/Place for Payment: 8605 Padre Blvd., South Padre Island, Texas 78597;
3. Declaration Establishing Transfer Fee: Amended and Restated Declaration of Covenants, Conditions, Restrictions & Other Matters of The Shores Subdivision, dated February 13, 2006, and filed for record in Volume 12262, Page 1, Official Records of Cameron County, Texas as amended and supplemented from time to time;
4. Purpose for Which the Money from the Transfer Fee Obligation Will Be Used: To promote the cultural enhancement of the Shores Subdivision community.
5. Amount of The Private Transfer Fee and the Method of Determination:
 - a. The Board of Directors of the Shores Owners Association set a base amount for the Transfer Fee on an annual basis, which shall be allocated to each transaction/property in the manner provided below. In any year in which the Board of Directors of the Shores Owners Association does not specifically set a base amount, the base amount of the Transfer Fee shall be equal to that of the prior year.
 - b. Currently the Base Amount of the Transfer Fee is \$200.00.
 - c. The transfer fee allocable to a particular transaction/property shall be proportionate to the number of Class A votes to which the Lot, Living Unit, Nonliving Unit or Hotel Living Unit would be entitled to if owned by a Class A Member. In other words, the base amount of the Transfer Fee shall be multiplied by the

number of Class A votes to which the Lot, Living Unit, Nonliving Unit or Hotel Living Unit would be entitled to if owned by a Class A Member.

- 6. Legal Description of the Property Subject to the Transfer Fee Obligation: See Exhibit A attached hereto and incorporated by reference;
- 7. Date or Any Circumstance Under Which the Transfer Fee Obligation Expires, If Any: N/A.


SHORES FOUNDATION,
~~a Texas non-profit corporation~~

BY: 
Richard J. Franke, Sr.,
President

STATE OF TEXAS §
 §
COUNTY OF CAMERON §

This instrument was acknowledged before me on February 11, 2013, by Richard J. Franke, Sr., President of Shores Foundation, a nonprofit corporation, on behalf of said corporation.





Notary Public, State of Texas
My commission expires: July 29, 2016

EXHIBIT A

Legal Description of the Property Subject to the Transfer Fee Obligation

All lots, tracts and parcels of real property within The Shores Subdivision, Cameron County, South Padre Island, Texas subject to that certain Amended and Restated Declaration of Covenants, Conditions, Restrictions & Other Matters of The Shores Subdivision, dated February 13, 2006, and filed for record in Volume 12262, Page 1, Official Records of Cameron County, Texas as amended and supplemented from time to time. Said lots, tracts and parcels being all of the lots, tracts and parcels described in the following maps and plats:

Subdivision or Map Description	Filed Date	Volume	Page	Book
SHORES SUBD PHASE 1 SEC 1	9/10/1998	C1	1664B	Cameron County Map Records
SHORES SUBD PH 1 SEC 1	10/9/1998	C1	1674B	Cameron County Map Records
SHORES SUBD PHASE 1 SEC 2	1/16/2003	C1	2220B	Cameron County Map Records
SHORES SUBD PH 1 SEC 3	12/17/2004	C1	2454B	Cameron County Map Records
SHORES SUBD PHASE 1 SEC 2	1/3/2005	C1	2563B	Cameron County Map Records
SHORES SUBD MARINA VILL PH SEC 1	2/1/2006	C1	2648A	Cameron County Map Records
MARINA BOAT DOCKS AT THE SHORES	2/22/2006	12287	112	Cameron County Official Public Records
SHORES SUBD MARINA VILLAGE PH SEC 1	4/12/2006	C1	2695B	Cameron County Map Records
SHORES SUBD PH 1 SEC 2	5/3/2006	C1	2673A	Cameron County Map Records
SHORES SUBDIVISION PH 1 SEC 2	1/19/2007	C1	2766B	Cameron County Map Records
SHORES SUBD MARINA VILLAGE PH SEC 1	5/18/2007	C1	2816B	Cameron County Map Records
SHORES SUBD PH 1 SEC 3 REPLAT	6/25/2007	C1	2829B	Cameron County Map Records
SHORES SUBD MARINA VILLAGE PH SEC 2	6/26/2007	C1	2832B	Cameron County Map Records
SHORES SUBD MARINA VILLAGE PH SEC 1	10/23/2007	C1	2860B	Cameron County Map Records
SHORES SUBD MARINA VILLAGE PH SEC 2	12/17/2007	C1	2872A	Cameron County Map Records
SHORES SUBD MARINA VILLAGE PH REPLT SEC 2	5/22/2008	C1	2909B	Cameron County Map Records
SHORES SUBD PH 1 SEC 2 REPLAT	8/17/2012	C1	3122B	Cameron County Map Records

NOTE: Pursuant to the Amended and Restated Declaration of Covenants, Conditions, Restrictions & Other Matters of The Shores Subdivision (hereinafter the "Declaration") dated February 13, 2006, and filed for record in Volume 12262, Page 1, Official Records of Cameron County, Texas as amended and supplemented from time to time, if the Declarant named therein or any other person, firm or corporation is the owner of any property within Schedule A of the Declaration which it desires to add to the scheme of the Declaration, it may do so by filing of record a Supplemental Declaration, which shall extend the scheme of the covenants, conditions and restrictions of the Declaration to such property.