

**MANAGEMENT CERTIFICATE
OF
COPPER COVE PROPERTY OWNERS ASSOCIATION, INC.
A Texas Nonprofit Corporation**

THE STATE OF TEXAS §

COUNTY OF SMITH §

Name of Subdivision Development:	Copper Cove Subdivision
Name of Subdivision Association:	Copper Cove Property Owners Association, Inc.
Plat Recording Data:	Smith County Clerk's File No. 20200100012637 & 202201025526
Declaration Recording Data:	Smith County Clerk's File No. 20200100024243
Mailing Address of Association:	1350 Dominion Plaza, Tyler, Texas 75703
Name and Mailing Address of Person Managing the Association:	William R. (Trey) Brewer, III 1350 Dominion Plaza, Tyler, Texas 75703
Website Address of Association:	CopperCovetx.com
Property Transfer Fee:	\$100.00

[Signature page follows.]

This Management Certificate is executed on this the 10th day of June, 2025.

COPPER COVE PROPERTY OWNER'S
ASSOCIATION, INC., a Texas Nonprofit
Corporation

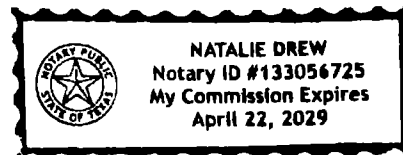
By: William R. Brewer III
WILLIAM R. (TREY) BREWER, III,
Director

THE STATE OF TEXAS §

COUNTY OF SMITH §

This instrument was acknowledged before me on the 10th day of June, 2025 by WILLIAM R. (TREY) BREWER, III, as Director of COPPER COVE PROPERTY OWNER'S ASSOCIATION, INC., a Texas Nonprofit Corporation.

Natalie Drew
NOTARY PUBLIC - STATE OF TEXAS



**Smith County
Karen Phillips
Smith County Clerk**

Document Number: 202501018205

eRecording - Real Property

CERTIFICATE

Recorded On: June 20, 2025 02:18 PM

Number of Pages: 3

Billable Pages: 2

" Examined and Charged as Follows: "

Total Recording: \$29.00

***** 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: 202501018205

Receipt Number: 20250620000127

Recorded Date/Time: June 20, 2025 02:18 PM

User: Adrius K



**STATE OF TEXAS
COUNTY OF SMITH**

**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 Smith County, Texas.**

Karen Phillips
Smith County Clerk
Smith County, TX