



FLORIDA

VILLAGE OF PINECREST
Building & Planning Department

COVENANT OF CONSTRUCTION WITHIN RIGHT OF WAY

WHEREAS, OHAD VILCOVSKY (owner) hereinafter referred to as the Owner of
the following described property:

Legal description/folio #: Ridgeline Estates PB 50-97 Lot 1 Bk 4
Folio # 20-5013-006-0260

Requesting permission to install (2) new driveway approaches

within the public road right of way 6200 S.W. 123 Terrace, Pinecrest, FL 33156
(address)

IN CONSIDERATION of the approval of this permit by the Village of Pinecrest, the Owner agrees as follows:

1. To maintain and repair, when necessary, the above-mentioned item(s) installed within the dedicated right-of-way. If it becomes necessary for the Village of Pinecrest or Miami-Dade County to make repairs or maintain said items within the public right-of-way including restoration of the street by reason of the Owner's failure to do so, such expense shall be paid by the Owner or shall constitute a lien against the above described property until paid.
2. The Owner does hereby agree to indemnify and hold the Village of Pinecrest or Miami-Dade County harmless from any and all liability, which may arise by virtue of permitting the installation of these items within the public right-of-way.
3. The Owner does hereby agree to remove or relocate their facilities at their own expense, within 60 days notice to do so by the Village of Pinecrest. Failure to comply with this notice will result in the Village of Pinecrest causing the item(s) to be removed and a lien being placed on the property and/or assessed against the Owner for all costs incurred in the removal and disposal of the item(s).
4. The undersigned further agrees that these conditions shall be deemed a covenant running with the land and shall remain in full force and effect and be binding on the undersigned, their heirs and assigns, until such time as this obligation has been cancelled by an affidavit filed in the Public Records of Miami-Dade County, Florida, by the Village Manager of the Village of Pinecrest (or a designated representative).

SIGNED, SEALED, EXECUTED AND ACKNOWLEDGED on this 2nd day of November, 2023.

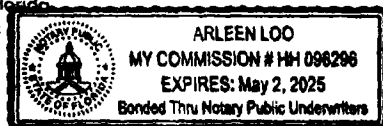
(Owner's Signature)

Sworn to and subscribed before me this 20th day of November, 2023

Personally known ☒ or produced identification _____
(Type of identification)

Notary Public, State of Florida

My Commission Expires:



Revised 8/2016

ACKNOWLEDGEMENT-INDIVIDUAL

STATE OF FLORIDA)
) **SS**
 COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this _____ day of _____, 20_____, before me personally

appeared, _____ (Owner) to me known to be the person described in and who executed the foregoing Covenant to the Village of Pinecrest, a corporate body, and a political subdivision of the State of Florida, and he/she/they acknowledged to me the execution thereof to be a free act and deed for the uses and purposes therein mentioned.

WITNESS my signature and official seal at Pinecrest, in the County of Miami-Dade, State of Florida, the day and year last aforesaid

 Notary Public, State of Florida
 My Commission Expires:

ACKNOWLEDGEMENT-CORPORATION

STATE OF FLORIDA)
) **SS**
 COUNTY OF MIAMI-DADE)

BEFORE ME, the undersigned authority, this day personally appeared Ohad Vilcovsky, and Ronald FLL LLC, both being known by me to be the ☒ President and _____ Secretary of Florida, a corporation under the laws of the State of Florida, and which said corporation is known by me to be the corporation described in and executing the foregoing covenant. The said officers of the corporation being likewise known by me to be the officers thereof who, in their official capacities as such officers of said corporation executed the foregoing covenant, acting in their official capacities, for and as the act and deed of the corporation and in its name, impressed thereon its corporate seal, for the uses and purposes therein mentioned, after being thereunto duly authorized and directed to do so by the corporation.

WITNESS my signature and official seal at Pinecrest, in the County of Miami-Dade, State of Florida, the day and year last aforesaid.

 Notary Public, State of Florida
 My Commission Expires:

