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VILLAGE OF PINECREST

**COVENANT FOR MAINTENANCE OF
LANDSCAPING AND GRASS WITHIN
RIGHT OF WAY**

WHEREAS, GS JPD 10635 LLC hereinafter referred to as the Owner of
(owner)

the following described property:

Legal description/folio #:	GS JPD 10635 LLCHELMS COUNTRY ESTS ADDN PB 51-64 LOT 2 BLK 6 F/A/U 30-5012-004-0530 OR 19384-4888 112000 1
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Requesting permission to install NEW CONSTRUCTION

within the public road right of way 10635 SW 63rd Ave 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 replace, when necessary, all landscaping including replacement and mowing of grass within the dedicated right of way. If it becomes necessary for the Village of Pinecrest to maintain said items within public right of way including restoration of streets, 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 harmless from any and all liability which may arise by virtue of the Village permitting the installation of these items within the public right of way.
3. 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 canceled by an affidavit filed in the public records of Miami-Dade County by the Village Manager of the Village of Pinecrest (authorized representative).

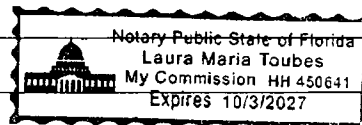
SIGNED, SEALED, EXECUTED AND ACKNOWLEDGED this 18 day of 02, 20 25.

DocuSigned by:

USA MCDONALD
082E7B4DA6CC4CE

SIGNED, SEALED AND DELIVERED in the presence of:

Laura Toubes Laura Toubes



(SEAL)

(SEAL)

Notary Public, State of Florida

My Commission Expires: 10/3/27

Revised 8/2016

ACKNOWLEDGEMENT-INDIVIDUAL

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

I HEREBY CERTIFY, that on this 18 day of 2, 2025, before me personally appeared, Lisa McDermott (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.

Lisa McDermott
Notary Public, State of Florida
My Commission Expires: 10/3/27



ACKNOWLEDGEMENT-CORPORATION

STATE OF FLORIDA)
)
COUNTY OF MIAMI-DADE)

BEFORE ME, the undersigned authority, this day personally appeared _____, and _____, both being known by me to be the _____ President and _____ Secretary of _____, a corporation under the laws of the State of _____, 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: