



FEB-06-1997 8:49am 97-044718  
ORB 9645 Pg 516

Palm Beach County  
Planning, Zoning & Building Department  
Permit Center

DATE

PR#

JAN 28 1997 002729

WHEREAS, Shirley Bernstein (hereinafter referred to as "Owner(s)") are desirous of  
constructing or installing a Alum Fence in a portion of the Utility easement on my  
property, the legal description of this property being Lot 781 Block    
Subdivision St Andrews C.C.  
or Meets & Bounds PB 57 PG 134

WHEREAS, the Owners do covenant that they are the fee simple owners of the property; and

WHEREAS, the above is to be erected for the use and enjoyment or proper functioning of the property and  
special aesthetics; and

NOW, THEREFORE, in consideration of Palm Beach County ("County") not immediately enforcing its rights  
or the rights of any others, now existing or which may in the future exist, against the Owners or the property, the  
Owners hereby agree with the County to remove at no expense to the County, the Easement holders, or the bene-  
ficiaries of the Easement, the above described improvement from the property, within thirty (30) days of written notice  
addressed to them or their successors in interest, at ADDRESS 7020 Lions head Ln, DR  
notifying them that said improvement is inconsistent with the use of the Easement. It is agreed by the owners that the  
improvement shall be as depicted on Exhibit "A" and filed with Palm Beach County Planning, Zoning and Building  
Department, and that no other construction shall be in effect in said Easement. It is agreed by the parties, hereto,  
that this Declaration will be recorded at the Owners expense in the official Records of Palm Beach County, Florida and  
that this Declaration shall be a covenant running with the land and be binding upon the heirs, personal representatives,  
grantees, assigns and successors in interest of the Owners.

Owners shall immediately remove the improvement permitted herein in the event that the County or Owners,  
or both, are challenged with respect to the County's authority to authorize the placement of said improvement in the  
Easement or a claim of damages is made as a result of the placement of said improvement in the Easement. In the  
event that County and/or Owners are challenged with respect to the placement of said improvement in the Easement,  
or a claim for damages is made as a result of the placement of said improvement in the Easement, Owners shall  
indemnify, defend, and save the County harmless against and from said challenge.

Upon the vacation, abandonment or discontinuance of the Easement, this Declaration shall immediately and  
automatically terminate and be of no further force and effect.

SIGNED, SEALED, EXECUTED AND ACKNOWLEDGED on this

22 day of Jan, 1992.

WITNESS:

Tina Bridges

Tina Bridges

Bill Hartman

Bill Hartman

Shirley Bernstein

Owners Signature

Shirley Bernstein

Print Name

STATE OF FLORIDA  
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me this date  
1/22/97 by (Name of Person Acknowledging) Shirley Bernstein, who is personally known to me or  
who has produced Type of I.D. None as identification  
and who did/did not take an oath.

Nathalie Savage

(Signature of person taking acknowledgment)



NATHALIE A. SAVAGE  
MY COMMISSION # CC444196 EXPIRES  
May 6, 1999  
BONDED THRU TROY FAIN INSURANCE, INC.

SEAL

(Name of officer taking acknowledgment typed, printed or stamped)

(Title or rank)

(Serial number, if any)

STATE OF FLORIDA  
COUNTY OF PALM BEACH

The foregoing instrument was acknowledged before me this date  
\_\_\_\_\_ by (Name of Person Acknowledging) \_\_\_\_\_  
\_\_\_\_\_, who is personally known to me or  
who has produced Type of I.D. \_\_\_\_\_ as identification  
and who did/did not take an oath.

(Signature of person taking acknowledgment)

SEAL

(Name of officer taking acknowledgment typed, printed or stamped)

(Title or rank)

(Serial number, if any)

**RETURN COPIES TO:**

NAME \_\_\_\_\_

BULLDOG FENCE CO.

555 W. OCEAN AVE.

ADDRESS \_\_\_\_\_

BOYNTON BEACH, FLA. 33426

PHONE 737-0824

CITY \_\_\_\_\_

STATE \_\_\_\_\_

ZIP \_\_\_\_\_