

Prepared by and return to:  
Office of Indian River County Attorney  
1801 27<sup>th</sup> Street  
Vero Beach, FL 32960  
772-226-1425

**TEMPORARY CONSTRUCTION EASEMENT AND AGREEMENT FOR CONSTRUCTION OF  
DRIVEWAY**

**This TEMPORARY CONSTRUCTION EASEMENT AND AGREEMENT**, (Easement) made and executed this \_\_\_\_ day of \_\_\_\_\_, 2021, by \_\_\_\_\_, whose mailing address is \_\_\_\_\_, their heirs, successors and assigns, hereinafter called **Owner**, and **Indian River County**, a political subdivision of the State of Florida, whose address is 1801 27<sup>th</sup> Street, Vero Beach, Florida 32960-3388, hereinafter called **County**,

**WHEREAS**, the **County** is performing the construction of a road widening project on 66<sup>th</sup> avenue;

**WHEREAS**, the **County** has obtained Right of Way from **Owner** for the aforementioned project;

**WHEREAS**, in part of the consideration for the Right of Way obtained from **Owner** for the aforementioned project the **County** has agreed to construct a driveway at the western property line at the north access point; and

**WHEREAS**, the **County** is in need of a Temporary Construction Easement to construct said driveway.

**NOW THEREFORE**, **Owner**, for and in consideration of the sum of **ONE DOLLAR** and other consideration, receipt of which is hereby acknowledged, does hereby grant unto the **County** a **TEMPORARY CONSTRUCTION EASEMENT** on, over, across, and beneath the following described land, situate in Indian River County, Florida, to-wit:

Parcel ID No.: 31393200000500000008.0

Parcel Address: 66<sup>th</sup> Avenue, Vero Beach, Florida 32967

Legal Description:

The South 428.52 feet of the South ½ of the Northeast ¼ of the Southwest ¼ of Section 32, Township 31 South, Range 39 East and North 70.27 feet of the South 498.79 feet of the West 330 feet of The South ½ of the Northwest ¼ of the Southwest ¼ of Section 32, Township 31 South, Range 39 East, LESS AND EXCEPT the Following described parcel:

The East 230 feet of the West 255 feet of the North 378.78 feet of The South 478.78 feet of the Northwest ¼ of the Southwest ¼ of Section 32, Township 31 South, Range 39 East; AND LESS AND EXCEPT the West 25 feet for SR 505-A (66<sup>th</sup> Avenue) right-of-way and the South 50 feet for Canal No. R-14E right-of-way.

This Easement is for the purpose of:  
1. Construction of the north access point driveway.

This Easement shall expire after the completion of the construction of the 66<sup>th</sup> Avenue Project.

**IN WITNESS WHEREOF** the **Owners** have herein set their hands and seals the day and year first above written.

Signed, sealed and delivered  
in the presence of:

signature: \_\_\_\_\_  
printed name: \_\_\_\_\_

By \_\_\_\_\_  
Terri A. Hale, Managing Member of  
Jeta Ranch, LLC. (Owner)

signature: \_\_\_\_\_  
printed name: \_\_\_\_\_

By: \_\_\_\_\_  
Jeffrey D. Hale, Managing Member of  
Jeta Ranch, LLC. (Owner)

STATE OF FLORIDA  
COUNTY OF INDIAN RIVER

The foregoing instrument was acknowledged before me by means of \_\_\_\_\_ online or \_\_\_\_\_ in person notarization, this \_\_\_\_\_ day of \_\_\_\_\_, 2021 by Terri A. Hale, one of the Managing Members of Jeta Ranch, LLC. She is either personally known to me or has produced \_\_\_\_\_ (passport/driver's license) as identification.

NOTARY PUBLIC

SEAL:

\_\_\_\_\_  
printed name:  
Commission No.:  
Commission Expiration:

STATE OF FLORIDA  
COUNTY OF INDIAN RIVER

The foregoing instrument was acknowledged before me by means of \_\_\_\_\_ online or \_\_\_\_\_ in person notarization, this \_\_\_\_\_ day of \_\_\_\_\_, 2021 by Jeffrey D. Hale, one of the Managing Members of Jeta Ranch, LLC. He is either personally known to me or has produced \_\_\_\_\_ (passport/driver's license) as identification.

NOTARY PUBLIC

SEAL:

\_\_\_\_\_  
printed name:  
Commission No.:  
Commission Expiration:

Signed in the presence of  
the following witnesses:

**INDIAN RIVER COUNTY, FLORIDA**

Sign: \_\_\_\_\_

By: \_\_\_\_\_  
Richard B. Szpyrka  
Public Works Director

Print: \_\_\_\_\_

Authority: \_\_\_\_\_

Sign: \_\_\_\_\_

Date: \_\_\_\_\_

Print: \_\_\_\_\_

Approved as to form and  
legal sufficiency:

\_\_\_\_\_  
Susan Prado  
Assistant County Attorney

STATE OF FLORIDA  
COUNTY OF INDIAN RIVER

The foregoing was acknowledged before me by means of \_\_\_\_\_ online or \_\_\_\_\_ in person notarization this \_\_\_\_\_ day of \_\_\_\_\_, 2021, by Richard B. Szpyrka, the Public Works Director of Indian River County, Florida, a political subdivision of the State of Florida, who executed on behalf of and with the authority of the Indian River County Board of County Commissioners and who is personally known to me.

NOTARY PUBLIC

SEAL:

\_\_\_\_\_  
printed name:  
Commission No.:  
Commission Expiration: