



July 8, 2020

Richard Sheleski
247 Hwy H
Leasburg, MO 65535

PECFA #54952-3352-21 BRRTS #03-71-186591
Site Name: SHELESKI PROPERTY ("Site")
Site Address: 221 Washington St. Menasha

Re: NR 726 Case Closure

Dear Mr. Sheleski:

The purpose of this letter is to correct the notice you received regarding the placement of a superior lien on your property in the amount of \$1,700. The second notice was sent on May 1 and contained a draft of the lien to be placed, which used an incorrect property description. When we attempted to record it with the Winnebago County Register of Deeds, was found to be for a different property previously owned by you, but not related to the above activity.

After discovering the issue, the DNR worked with Winnebago County Register of Deeds staff to locate the correct property description. However, in accordance with Wis Stat § 292.81(4), the second notice must contain a description of the property, and as a result, a new notice is needed. This letter serves as the second notice that the department intends to file a superior lien against the property at the above address.

The lien will be filed on or after September 6, 2020. This notice provides you with a minimum of 60 days before the department files the lien with the county register of deeds.

Included are copies of the two notices that were sent. If you have questions, you may contact me at:
DuaneH.Klein@wisconsin.gov, 608-264-6014.

Sincerely,

Duane Klein
Fiscal and IT Section Chief, Remediation and Redevelopment Program

cc: Ron Anderson (METCO); Andrew James (DNR)

enc: Copy of signed 1st agreement
Copy of revised draft lien

NOTICE OF LIEN

Wis. Stats. §292.81(3)

Document Number

Title of Document

As provided by Wis. Stats. ch. 292 and Wis. Admin. Code Ch NR 700, the Department of Natural Resources (department) has incurred the cost for reviewing the case closure request at the following property owned by Richard N Sheleski, located in Winnebago County:

That part of Block "B" in the Plat of the TOWN OF THE ISLAND, in the Third Ward, City of Menasha, described as follows, viz-

Commencing on the Easterly line of Washington Street at the Northwest corner of tract of land heretofore conveyed to Menasha and Neenah Railway Company by Deed recorded in Volume 159 on Page 325; thence northerly, along the Easterly line of Washington Street, to point of intersection with the Southerly line of right of way of the Chicago and Northwestern Transportation Company; thence easterly, along the Southerly line of said right of way, to a point that is Eighty (80) feet easterly of the Easterly line of Washington Street (measured at right angles to said Easterly line of Washington Street); thence Southerly, parallel with the Easterly line of Washington Street, to the northerly line of tract of land conveyed to said Railway Company; thence westerly, along the Northerly line of said Railway Company's tract of land, to the place of beginning.

This is not homestead property.

The case closure request review costs (\$1,700) incurred by the department constitutes a superior lien on the property as described in Wis. Stats. § 292.81(3). The property remains subject to this superior lien until the case closure request review costs are paid in full to the department. No Interest is recoverable on this superior lien.

The department makes and files this claim for the interest held by the Owner(s) in this property under Wis. Stats. §292.81(3), Stats. The department certifies that to the best of its knowledge and belief, all information contained in this Notice of Lien is correct, and this superior lien represents a legal encumbrance upon the property. Based on the above information, the department claims a superior lien on all the interest, which the Owner(s) have in the above-described property.

Department of Natural Resources
By:

Jenna Soyer, Policy and Program Operations Director
Remediation and Redevelopment Program

AUTHENTICATION OF ACKNOWLEDGMENT

The above named person was sworn to before me this
____ day of _____, 20__.

Adrian Herrera

Notary Public
State of Wisconsin, County of Dane
My Commission expires May 5, 2022

Record this record with the Register of Deeds.

Name and return address:

Duane Klein
Fiscal & IT Section Chief
Remediation and Redevelopment Program
PO Box 7921
Madison WI 53707-7921
Phone (608) 264-6014

Tax Parcel: # 3-00530-00

This document was drafted & approved
by:
Department of Natural Resources
PO Box 7921
Madison WI 53707-7921

State of Wisconsin
DEPARTMENT OF NATURAL RESOURCES
101 S. Webster Street
Box 7921
Madison WI 53707-7921

Tony Evers, Governor
Preston D. Cole, Secretary
Telephone 608-266-2621
Toll Free 1-888-936-7463
TTY Access via relay - 711



April 22, 2020

Richard Sheleski
247 Hwy H
Leasburg, MO 65535

PECFA #54952-3352-21 BRRTs #03-71-186591
Site Name: SHELESKI PROPERTY ("Site")
Site Address: 621 Washington St. Menasha

Re: NR 726 Case Closure

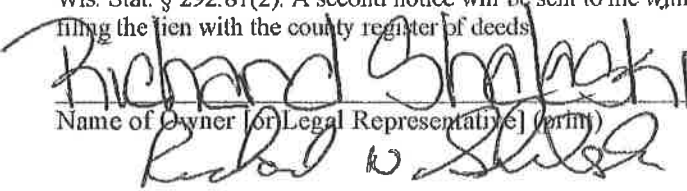
Dear Mr. Sheleski:

While your Site (described above) was submitted for closure, the Wisconsin Department of Natural Resources ("department") has not received the required fees under Wis. Admin. Code ch. NR 749. Closure fees are required to process closure documentation. Prior to the expenditure of staff time on closure for this site, the department would like to clarify that you, as the property owner, will be liable for closure expenses incurred by the department. It is our understanding that you are asserting you do not have the financial ability to pay the department's required fees.

In order to review your site for closure, we would like to offer the option to defer payment by placing a lien in the amount of the closure fee(s) (\$1,700) on your property. The department has the authority to place a lien on the property under Wis. Stat. § 292.81 for costs incurred by the department to remediate sites under Wis. Stat. §§ 292.31 and 292.11.

If you would like to have your closure fee deferred by having a lien placed on your property, please indicate as such below, sign this document and return in the postage paid envelope provided. Alternatively, you may work with your agent (METCO) to pay the closure fees up front. You may direct any questions to Duane Klein at DuaneH.Klein@wisconsin.gov, (608) 264-6014.

☒ Yes, please place a lien on my property, identified above, in the amount of \$1,700, in lieu of payment of fees to review my site for closure, authorized under Wis. Admin. Code ch. NR 749. **I assert that I am the fee title owner, or legal representative, of the property and have the sole authority to execute this Voluntary Lien document.** By signing this letter, I acknowledge that this document serves as the first required notice stating the department's intent to file a lien under Wis. Stat. § 292.81(2). A second notice will be sent to me with a copy of the draft lien at least 60 days prior to the department filing the lien with the county register of deeds.


Name of Owner [or Legal Representative] (print)

Signature of Property Owner [or Legal Representative]

4/23/20
Date

Signature of Additional Property Owner (if applicable)

Date

cc: Ron Anderson (METCO); Denise Danelski (DNR)