

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



March 30, 2020

Dennis Kopatz
N4510 Schact Rd
Marinette, WI 54143

PECFA #54114-7330-17 BRRTs #03-38-231379
Site Name: KOPATZ/CRONCE PROPERTY ("Site")
Site Address: W8317 CTH P Beaver TN

Re: NR 726 Case Closure

Dear Mr. Kopatz:

As the owner of the above referenced property, you have agreed to have a superior lien placed on your property in the amount of \$1,700 for the purpose of deferment of fees incurred under Wis. Admin. Code NR ch. 749 (see attached) for the Site described above, for expenditures by the Wisconsin Department of Natural Resources ("department") in processing closure documentation. In accordance with Wis. Stat. § 292.81(4), 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 May 30th, 2020. This notice provides you with a minimum of 60 days before the department files the lien with the county register of deeds.

Included is a copy of the lien that will be filed. If you have questions, you may contact me at: duane.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 agreement
 Copy of superior lien to be filed

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January 17, 2020

Dennis Kopatz
N4510 Schact Rd
Marinette, WI 54143

PECFA #54114-7330-17 BRRTs #03-38-231379
Site Name: KOPATZ / CRONCE PROPERTY ("Site")
Site Address: W8317 CTH P Beaver TN

Re: NR 726 Case Closure

Dear Mr. Kopatz:

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.

Dennis Kopatz

Name of Owner [or Legal Representative] (print)

Dennis Kopatz
Signature of Property Owner [or Legal Representative]

2-17-20

Date

Signature of Additional Property Owner (if applicable)

Date

cc: Ron Anderson (METCO); Tom Versteegen (DNR)

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 Dennis Kopatz and located in Marinette County.

(See attached description)

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 53707-6014
Phone (608) 264-7562

Parcel # 006-01559.000

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

This document was drafted & approved
by:

Department of Natural Resources
PO Box 7921
Madison WI 53707-7921

Legal Description:

That part of the North-East Quarter of the North-West Quarter (NE 1/4 NW 1/4) of Section 28, Township 31 North, Range 20 East, described as: Commencing at a point on the North line of said North-East Quarter of the North-West Quarter (NE1/4 NW1/4) at the intersection of the East line of the right-of-way of the C.M.St.P.&P. Ry. and running East along said North line 40 feet; thence running South at right angles to said North line, 133.5 feet; thence running Southwesterly, 104.8 feet to the said East right-of-way line; thence running Northerly along said right-of-way, 211.4 feet to the place of beginning, however, excepting therefrom all lands heretofore sold or given and now in use for a public highway.

ALSO

That part of the North-East Quarter of the North-West Quarter (NW 1/4 NW 1/4) of Section 28, Township 31 North, Range 20 East, described as: Commencing at a point 40 feet East of the intersection of the South line of highway along the North line of said Section 28 and the East line of the right-of-way of the C.M.St. P.&P.Ry.Co.; thence running East along said South line of highway 138 feet; thence South, 50 feet; thence running Southwesterly 161.5 feet to a point South of the place of beginning; thence running North 133.5 feet to the place of beginning, however, excepting therefrom that part heretofore sold under date of January 10, 1956, and which Warranty Deed is recorded in the of the Register of Deeds for Marinette County on date of January 11, 1956, and recorded in Volume 225 Deeds page 487, #281546, and excepting all lands heretofore sold or given and now in use for public highway.

Being outlot 20 and part of outlot 21 Assessors Plat #1, Town of Beaver