



June 21, 2017

MR BARRY JENNERJOHN
JENNERJOHN LLC
N2949 MAIN RD
HORTONVILLE WI 54944-8422

MIKE GONNERING
AFFORDABLE RENTAL STORAGE LLC
825 W MAIN ST
HORTONVILLE WI 54944-8211

SUBJECT: Request for Legal Description Verification
American Toy & Furniture (Former) – Site 2, 825 West Main Street, Hortonville, WI
DNR BRRTS Activity #: 03-45-245541

Dear Messrs. Jennerjohn and Gonnering :

The Department of Natural Resources (DNR) is in the process of drafting a notice to sign and notarize for filing with the Outagamie County Register of Deeds office to terminate the notice of contamination filed with the property on March 28, 2002. In drafting the notice, the DNR identified a discrepancy between two legal descriptions for parcel number 240031200 that needs to be resolved prior to proceeding. Please see attached *Figure No. 2, Parcel Information, 5/1/2017*.

The notice of contamination filed on the property by Document #1459354, recorded on March 28, 2002, includes the following legal description:

**Legal Description of the Property: In re: PRT OF NW SW LYG N OF HY &
S OF RR & INCL 3 FT STRIP OF RR IN 731R405 SEC35 T22N R15E 9 AC
M /L, Document # 1269214.**

The current Land Contract between Jennerjohn, LLC and Affordable Rental Storage, LLC filed as Document #2005135 and recorded on December 17, 2013 includes a different legal description for parcel number 240031200:

EXHIBIT "A"

Parcel 1:

**Part of the Northwest ¼ of the Southwest ¼ all in Section 35, Township 22 North, Range 15 East, Village of Hortonville, Outagamie County, Wisconsin, described as follows:
Commencing at the West ¼ corner of said Section 35; thence North 89°29'33" East, 33.00 feet to the point of beginning; thence South 0°55'19" East, along the East line of Givens Road, 38.23 feet; thence South 04°55'34" East, along the East line of Givens Road, 100.25 feet; thence South 0°55'19" East along the East line of Givens Road 400.00 feet; thence South 28°05'12" East, along the Northerly line of U.S.H. "45" a distance of 85.24 feet; thence South 84°12'56" East, along the Northerly line of U.S.H. "45" a distance of 1087.46 feet; thence North 53°29'48" West, along the Southwesterly line of the former Chicago and Northwestern Railroad, 215.00 feet; thence North 36°30'12" East, 3.00 feet; thence North 53°29'48" West, 240.00 feet; thence South 36°30'12" West, 3.00 feet; thence North 53°29'48" West, along the Southwesterly line of the former Chicago and Northwestern Railroad to the North line of said Northwest ¼ of the Southwest ¼; thence West along said North line to the point of beginning.**

**For informational purposes only:
Tax Roll Parcel Number: 24-0-0312-00**

Address: 825 W. Main Street, Hortonville, WI 54944

Please review Document #1459354 (Notice of Contamination, 3/28/2002), 1269214 (Outagamie County Foreclosure of Tax Lien, 5/1/1998) and 2005135 (Land Contract, 12/17/2013) and respond with a correct legal description for parcel number 240031200. Once the legal description is verified, the DNR will finalize, sign and notarize a notice for the property owner to file with the Outagamie County Register of Deeds office.

Please contact me with any questions in Oshkosh by phone at 920-424-7887 or by email at jennifer.borski@wisconsin.gov.

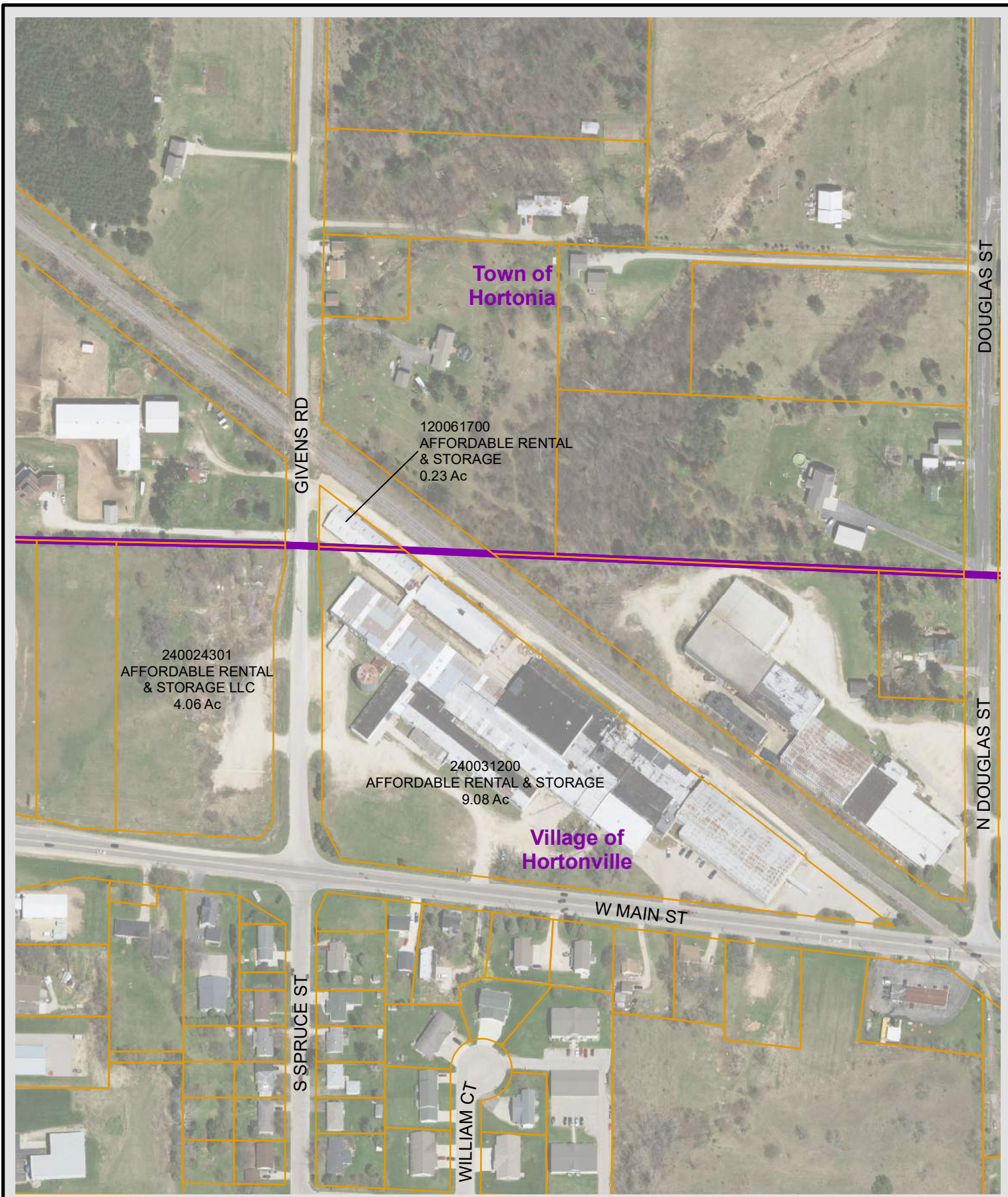
Sincerely,



Jennifer Borski
Hydrogeologist
Remediation & Redevelopment Program

Attachment: *Figure No. 2, Parcel Information, 5/1/2017*

cc: Barry Jennerjohn, Jennerjohn, LLC – jennerjohnsellshomes@gmail.com
Mike Gonnering, Affordable Rental Storage, LLC – ARS_LLC@att.net



OMNI
ASSOCIATES

ONE SYSTEMS DRIVE PHONE (920) 735-6900
APPLETON, WI 54914 FAX (920) 830-6100



**FORMER AMERICAN TOY AND FURNITURE
PARCEL INFORMATION**

TOWN OF HORTONIA / VILLAGE OF HORTONVILLE
OUTAGAMIE COUNTY, WISCONSIN

Project Manager: BDW
Project Engineer: BDW
Drawn By: JCW
Checked By: BDW

Date: 5/1/2017

SCALE:
1" = 250'

PROJECT NO.
N1602A13

FIGURE NO.
2