SOIL AND GROUNDWATER INVESTIGATION REPORT BRUNKER PROPERTY 1257 COUNTY BB DEERFIELD, WISCONSIN 53531

PECFA Identification number: #53531-9611-57 WDNR Reference number: #03-13-544797

PREPARED FOR:

WENDELL WOJNER WISCONSIN DEPARTMENT OF NATURAL RESOURCES 3911 FISH HATCHERY ROAD MADISON, WISCONSIN 53545

FEBRUARY 2017

SEYMOUR ENVIRONMENTAL SERVICES, INC.

R. O. BOX 398, 2531 DYRESON ROAD, MCFARLAND, WISCONSIN 53558 TELEPHONE: 608-838-9120 FAX: 608-838-9121

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Prepared By:

SEYMOUR ENVIRONMENTAL SERVICES, INC. 2531 DYRESON ROAD McFARLAND, WISCONSIN 53558

FEBRUARY 2017

"I, Robyn Seymour, hereby certify that I am a hydrogeologist as that term is defined in s. NR 712.03(1), Wis. Adm. Code, and that, to the best of my knowledge, all of the information contained in this document is correct and the document was prepared in compliance with all applicable requirements in chs. NR 700 to 726, Wis. Adm. Code."

Signature and Title

Date

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1.0 INTRODUCTION

John Brunker, the previous property owner at 1257 County BB in Deerfield, contacted Seymour Environmental Services, Inc. (Seymour) in 2003 to address environmental issues at the site. Mr. Brunker was foreclosed on shortly after the tank removal and no further work was conducted until the current owner, Jose Fragoso, agreed to move forward with the site investigation.

The site is currently a residence but was previously a tavern that also sold fuel and there was no record of tank removals. Mr. Brunker suspected that the tanks were still in the ground and he said that he noticed an unusual odor in the drinking water from his private well. Mr. Brunker also contacted Adam Hogan with the Wisconsin Department of Natural Resources Drinking Water Section who sampled his well. The results indicated that his water was not contaminated by volatile organic compounds.

Seymour staff went to the site with a magnetic locator and uncovered piping which appeared to be for fuel tanks. We then returned to the site with JEPA Construction and discovered and removed two underground storage tanks. The first tank was a 225-gallon gasoline tank which was rusted and had many holes. A tank removal assessment was conducted. The sample results show that the soil does not contain any GRO above the allowable residual contaminant levels. One sample contained benzene above an RCL which triggered the need for additional environmental work.

Seymour returned to the site on October 11, 2016 with On-site Environmental Services, Inc. to conduct additional sampling with a GeoprobeTM rig. One boring (B-2) was installed at the location of the sample (#2) that had benzene above the groundwater RCL in 2003. Two samples were collected from different depths from the location of the 2003 sample. No compounds were present in any of the soil samples collected during the investigation above their detection limits. The results of the investigation indicate that the low level of contamination that was present 13 years ago was isolated and has since dissipated. We believe that the site can be closed with no continuing obligations.

1.1 Responsible Party/Site Information

Property Location	Former John Brunker /Current Jose Fragoso Property 1257 Highway BB Deerfield, Wisconsin 53531 NW¼, NW¼, Sec. 17, T7N, R12E - Dane County WTM91 - X 592781, Y 28987
1.2 Consultant Information	
Consultant	Seymour Environmental Services, Inc.
	2531 Dyreson Road
	McFarland, Wisconsin 53558-0398
	Contact: Robyn Seymour (608) 838-9120

Geoprobe™ Contractor	On-site Environmental Services, Inc. P.O. Box 398 Sun Prairie, Wisconsin 53590 Contact: Kim Kapugi (608) 837-8992
Tank Removal Company	JEPA Construction 4915 Voges Road Madison, Wisconsin 53718
Laboratory:	Pace Analytical 1241 Bellevue Street, Suite 9 Green Bay, Wisconsin 54302 Contact: Dan Milewsky (920) 469-2436

1.3 Site Location and Description

The property is rural and located near other residences and farms (Figure 1). Highway BB was previously a main road and there were gas stations and other businesses along the road including this property. It was reportedly also a creamery at one time, and then it became a tavern that also sold fuel. The tavern closed in the 1960's. Figure 2 shows the current site layout.

2.0 GEOLOGY AND RECEPTORS

2.1 Local Geology

The soil at the site consisted of silty sand, sandy gravel and silty clay. The site is located on basal till from the Holy Hill member of the Horicon formation underlain by meltwater deposits. The basal till deposits comprised of clay, silt, sand, gravel and boulders (Cotter, Hutchinson, Skinner, and Wentz, 1969).

Bedrock is mapped as Prairie du Chien Group Ordovician dolomite with some sandstone and shale. Bedrock is expected to be 110 feet below the ground surface. We did not encounter bedrock at the site during the tank removals or the site investigation.

The site slopes to the east toward Oak Park Road. The surface water would run down Highway BB to the intersection with Oak Park Road. The site is in a glaciated region with drumlins, the soil is Dodge silt loam. Groundwater was expected to be present approximately 18 feet below the surface but was actually only 8 feet.

2.2 Receptors

Private wells are present at the site and neighboring residences. The site well was sampled before the tanks were removed and found to have no contaminants. No contamination remains in either the soil or the groundwater to impact receptors.

3.0 CONTAMINATION ASSESSMENT ACTIVITIES

3.1 Tank Removal Assessment (2003)

Seymour and JEPA removed the tanks on September 16, 2003. We began excavating at the piping that Seymour had previously uncovered and followed the piping to the tanks. The first tank encountered was the 225-gallon tank which had several holes and a small amount of soil inside. The second tank was 550-gallons and was in excellent condition.

The tanks were removed and cleaned. The tank system layout is shown on Figure 3. The 225gallon tank was in poor condition but the soil beneath it showed no sign of a release. After the confirmation sample was collected the excavation was extended to between 11 and 12 feet to check the condition of the soil to be sure that no release had occurred. The soil collected at depth screened 0 parts per million (ppm) on the photo ionization detector (PID) and showed no sign of release. Soil but no sludge was present in one of the tanks and the other tank was dry and empty. The soil in the tank excavation was brown silty sand. Soil samples were collected beneath both tanks and the piping and analyzed for gasoline range organics and petroleum volatile organic compounds (GRO/PVOC). No evidence of a release was observed in any of the soil samples. None of the confirmation samples showed elevated PID results. The analytical results show that one of the samples collected beneath the piping (#2) contained a benzene level that exceeds the Wisconsin Department of Natural Resources (WDNR) allowable residual contaminant level. The laboratory reports are included as Appendix 1. The soil sampling results are summarized on Table 1. The tank removal paperwork is included as Appendix 2.

3.2 Geoprobe[™] Investigation (2016)

Seymour met Onsite Environmental Services, Inc. (On-site) at the site on October 11, 2016 to conduct an investigation of the soil and groundwater around the former tank system. The area was planted with some large trees. The first boring (B-1) was installed on the east side of the former tank excavation to a depth of 10 feet. The second boring (B-2) was installed in the location of the sample collected beneath the piping during the tank removal (#2). Boring B-2 was taken to the groundwater to collect a sample. We installed a temporary well to a depth of 15 feet. The groundwater rose to 8 feet. The third boring was also extended to 10 feet.

The soil samples were screened with a PID equipped with a 10.6 eV bulb. None of the samples screened above 0 ppm. The samples collected just above groundwater were submitted for laboratory analysis from borings B-1 and B-3. Two samples, from 5 feet and 8 feet below the surface, were submitted from B-2 for laboratory analysis. A groundwater sample was analyzed from B-2. All of the samples were analyzed for PVOC+naphthalene. The soil results are summarized on Table 1 and the groundwater results on Table 2.

4.0 DISCUSSION OF RESULTS

No obvious contamination was detected at the site during the tank removal or the site investigation. Analytical results from the tank removal sampling showed that benzene was present in a sample collected beneath the piping at 37 micrograms per kilograms (ug/kg) above the allowable residual contaminant limit (RCL) of 5 ug/kg.

During the follow up investigation only one compound was present above the detection limit. Toluene was present in the groundwater sample at 0.40 micrograms per liter (ug/l), between the limit of detection and the limit of quantitation. This concentration is well below the groundwater standards (160 ug/l PAL, 800 ug/l ES).

5.0 CONCLUSIONS

Data collected during the site assessment show that soil and groundwater at the site are not adversely impacted by release(s) of motor fuels. These relevant data show that:

- The WDNR collected a sample from the water supply well and found no detectable compounds in the water.
- Benzene was present in a single sample during the tank removal assessment in 2003.
- Soil sampling conducted in 2016 did not find any detectable petroleum compounds in any of the samples, including the sample collected in the sample location where contamination was previously detected.
- The groundwater below the former tank system had no compounds present above the limit of quantitation.

6.0 RECOMMENDATIONS

No soil or groundwater contamination remains at the site. We recommend unconditional site closure.

7.0 REFERENCES

Wisconsin Department of Natural Resources, 2013, Wisconsin Administrative Code, Chs. NR 700-754, <u>Investigation and Remediation of Environmental Contamination</u>.

Wisconsin Department of Natural Resources, 2015, Wisconsin Administrative Code, Chs. NR 140, <u>Groundwater Quality</u>. **FIGURES**

TABLES

APPENDIX A

LABORATORY REPORT



Pace Analytical Services, LLC 1241 Bellevue Street - Suite 9 Green Bay, WI 54302 (920)469-2436

October 27, 2016

Robyn Seymour Seymour Environmental Services, INC. 2531 Dyreson Road Mc Farland, WI 53558

RE: Project: FRAGOSO Pace Project No.: 40139984

Dear Robyn Seymour:

Enclosed are the analytical results for sample(s) received by the laboratory on October 13, 2016. The results relate only to the samples included in this report. Results reported herein conform to the most current, applicable TNI/NELAC standards and the laboratory's Quality Assurance Manual, where applicable, unless otherwise noted in the body of the report.

If you have any questions concerning this report, please feel free to contact me.

Sincerely,

Day Milenty

Dan Milewsky dan.milewsky@pacelabs.com Project Manager

Enclosures





Pace Analytical Services, LLC 1241 Bellevue Street - Suite 9 Green Bay, WI 54302 (920)469-2436

CERTIFICATIONS

Project: FRAGOSO Pace Project No.: 40139984

Green Bay Certification IDs

1241 Bellevue Street, Green Bay, WI 54302 Florida/NELAP Certification #: E87948 Illinois Certification #: 200050 Kentucky Certification #: 82 Louisiana Certification #: 04168 Minnesota Certification #: 055-999-334 Virginia VELAP ID: 460263 North Dakota Certification #: R-150 South Carolina Certification #: 83006001 Texas Certification #: T104704529-14-1 US Dept of Agriculture #: S-76505 Virginia VELAP Certification ID: 460263 Virginia VELAP ID: 460263 Wisconsin Certification #: 405132750 Wisconsin DATCP Certification #: 105-444



SAMPLE SUMMARY

Project: FRAGOSO Pace Project No.: 40139984

Lab ID	Sample ID	Matrix	Date Collected	Date Received
40139984001	B-1, 8'	Solid	10/11/16 08:45	10/13/16 07:30
40139984002	B-2, 5'	Solid	10/11/16 09:00	10/13/16 07:30
40139984003	B-2, 8'	Solid	10/11/16 09:10	10/13/16 07:30
40139984004	B-2	Water	10/11/16 09:25	10/13/16 07:30
40139984005	B-3, 8'	Solid	10/11/16 09:45	10/13/16 07:30



SAMPLE ANALYTE COUNT

Project: FRAGOSO Pace Project No.: 40139984

Lab ID	Sample ID	Method	Analysts	Analytes Reported
40139984001	— — B-1, 8'	WI MOD GRO	ALD	10
		ASTM D2974-87	KTS	1
40139984002	B-2, 5'	WI MOD GRO	ALD	10
		ASTM D2974-87	KTS	1
40139984003	B-2, 8'	WI MOD GRO	ALD	10
		ASTM D2974-87	KTS	1
40139984004	B-2	WI MOD GRO	ALD	10
40139984005	B-3, 8'	WI MOD GRO	ALD	10
		ASTM D2974-87	KTS	1



SUMMARY OF DETECTION

Project: FRAGOSO Pace Project No.: 40139984

Lab Sample ID Method	Client Sample ID Parameters	Result	Units	Report Limit	Analyzed	Qualifiers
40139984001						
ASTM D2974-87	Percent Moisture	12.3	%	0.10	10/26/16 12:26	
40139984002	B-2, 5'					
ASTM D2974-87	Percent Moisture	13.6	%	0.10	10/26/16 12:26	
40139984003	B-2, 8'					
ASTM D2974-87	Percent Moisture	13.7	%	0.10	10/26/16 12:26	
40139984004	B-2					
WI MOD GRO	Toluene	0.40J	ug/L	1.0	10/18/16 17:16	
40139984005	B-3, 8'					
ASTM D2974-87	Percent Moisture	10.2	%	0.10	10/26/16 12:26	



ANALYTICAL RESULTS

Project: FRAGOSO

Pace Project No.: 40139984

 Sample:
 B-1, 8'
 Lab ID:
 40139984001
 Collected:
 10/11/16 08:45
 Received:
 10/13/16 07:30
 Matrix:
 Solid

 Results reported on a "dry weight" basis and are adjusted for percent moisture, sample size and any dilutions.
 Image: Solid
 Image: Solid</t

Parameters	Results	Units	LOQ	LOD	DF	Prepared	Analyzed	CAS No.	Qual
WIGRO GCV	Analytical	Method: WI	MOD GRO Pr	eparation N	/lethod	: TPH GRO/PVOC	CWI ext.		
Benzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:10	71-43-2	W
Ethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:10	100-41-4	W
Methyl-tert-butyl ether	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:10	1634-04-4	W
Naphthalene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:10	91-20-3	W
Toluene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:10	108-88-3	W
1,2,4-Trimethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:10	95-63-6	W
1,3,5-Trimethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:10	108-67-8	W
m&p-Xylene	<50.0	ug/kg	100	50.0	1	10/14/16 06:15	10/14/16 17:10	179601-23-1	W
o-Xylene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:10	95-47-6	W
Surrogates									
a,a,a-Trifluorotoluene (S)	101	%	80-120		1	10/14/16 06:15	10/14/16 17:10	98-08-8	
Percent Moisture	Analytical	Method: AS	TM D2974-87						
Percent Moisture	12.3	%	0.10	0.10	1		10/26/16 12:26		

 Sample: B-2, 5'
 Lab ID: 40139984002
 Collected: 10/11/16 09:00
 Received: 10/13/16 07:30
 Matrix: Solid

 Results reported on a "dry weight" basis and are adjusted for percent moisture, sample size and any dilutions.

Parameters	Results	Units		LOD	DF	Prepared	Analyzed	CAS No.	Qual
WIGRO GCV	Analytical	Method: WI	MOD GRO PI	reparation N	/lethod	: TPH GRO/PVOC	C WI ext.		
Benzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:36	71-43-2	W
Ethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:36	100-41-4	W
Methyl-tert-butyl ether	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:36	1634-04-4	W
Naphthalene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:36	91-20-3	W
Toluene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:36	108-88-3	W
1,2,4-Trimethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:36	95-63-6	W
1,3,5-Trimethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:36	108-67-8	W
m&p-Xylene	<50.0	ug/kg	100	50.0	1	10/14/16 06:15	10/14/16 17:36	179601-23-1	W
o-Xylene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 17:36	95-47-6	W
Surrogates									
a,a,a-Trifluorotoluene (S)	101	%	80-120		1	10/14/16 06:15	10/14/16 17:36	98-08-8	
Percent Moisture	Analytical	Method: AS	TM D2974-87						
Percent Moisture	13.6	%	0.10	0.10	1		10/26/16 12:26		



ANALYTICAL RESULTS

Project: FRAGOSO

Pace Project No.: 40139984

 Sample: B-2, 8'
 Lab ID: 40139984003
 Collected: 10/11/16 09:10
 Received: 10/13/16 07:30
 Matrix: Solid

 Results reported on a "dry weight" basis and are adjusted for percent moisture, sample size and any dilutions.

Parameters	Results	Units	LOQ	LOD	DF	Prepared	Analyzed	CAS No.	Qual
WIGRO GCV	Analytical	Method: WI	MOD GRO Pr	eparation N	/lethod	: TPH GRO/PVOC	C WI ext.		
Benzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:02	71-43-2	W
Ethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:02	100-41-4	W
Methyl-tert-butyl ether	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:02	1634-04-4	W
Naphthalene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:02	91-20-3	W
Toluene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:02	108-88-3	W
1,2,4-Trimethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:02	95-63-6	W
1,3,5-Trimethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:02	108-67-8	W
m&p-Xylene	<50.0	ug/kg	100	50.0	1	10/14/16 06:15	10/14/16 18:02	179601-23-1	W
o-Xylene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:02	95-47-6	W
Surrogates									
a,a,a-Trifluorotoluene (S)	102	%	80-120		1	10/14/16 06:15	10/14/16 18:02	98-08-8	
Percent Moisture	Analytical	Method: AS	TM D2974-87						
Percent Moisture	13.7	%	0.10	0.10	1		10/26/16 12:26		

Sample: B-2 Lab ID: 40139984004 Collected: 10/11/16 09:25 Received: 10/13/16 07:30 Matrix: Water Parameters Results Units LOQ LOD DF Prepared Analyzed CAS No. Qual Analytical Method: WI MOD GRO WIGRO GCV Benzene < 0.40 ug/L 1.0 0.40 1 10/18/16 17:16 71-43-2 Ethylbenzene < 0.39 ug/L 1.0 0.39 10/18/16 17:16 100-41-4 1 Methyl-tert-butyl ether <0.48 ug/L 1.0 0.48 1 10/18/16 17:16 1634-04-4 Naphthalene < 0.42 0.42 10/18/16 17:16 91-20-3 ug/L 1.0 1 Toluene 0.40J ug/L 1.0 0.39 10/18/16 17:16 108-88-3 1 1,2,4-Trimethylbenzene < 0.42 0.42 10/18/16 17:16 95-63-6 ug/L 1.0 1 1,3,5-Trimethylbenzene < 0.42 0.42 10/18/16 17:16 108-67-8 ug/L 1.0 1 <0.80 0.80 m&p-Xylene 2.0 10/18/16 17:16 179601-23-1 ug/L 1 o-Xylene <0.45 0.45 1 10/18/16 17:16 95-47-6 ug/L 1.0 Surrogates a,a,a-Trifluorotoluene (S) 102 % 80-120 10/18/16 17:16 98-08-8 1

Sample: B-3, 8' Lab ID: 40139984005 Collected: 10/11/16 09:45 Received: 10/13/16 07:30 Matrix: Solid Results reported on a "dry weight" basis and are adjusted for percent moisture, sample size and any dilutions.

Parameters	Results	Units	LOQ	LOD	DF	Prepared	Analyzed	CAS No.	Qual
WIGRO GCV	Analytical	Method: WI	MOD GRO Pr	eparation N	/lethod	: TPH GRO/PVOC	WI ext.		
Benzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:28	71-43-2	W
Ethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:28	100-41-4	W
Methyl-tert-butyl ether	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:28	1634-04-4	W
Naphthalene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:28	91-20-3	W

REPORT OF LABORATORY ANALYSIS

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ANALYTICAL RESULTS

Project: FRAGOSO

Pace Project No.: 40139984

 Sample: B-3, 8'
 Lab ID: 40139984005
 Collected: 10/11/16 09:45
 Received: 10/13/16 07:30
 Matrix: Solid

 Results reported on a "dry weight" basis and are adjusted for percent moisture, sample size and any dilutions.

Parameters	Results	Units	LOQ	LOD	DF	Prepared	Analyzed	CAS No.	Qual
WIGRO GCV	Analytical	Method: WI	MOD GRO Pi	reparation N	/lethod	I: TPH GRO/PVOC	CWI ext.		
Toluene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:28	108-88-3	W
1,2,4-Trimethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:28	95-63-6	W
1,3,5-Trimethylbenzene	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:28	108-67-8	W
m&p-Xylene	<50.0	ug/kg	100	50.0	1	10/14/16 06:15	10/14/16 18:28	179601-23-1	W
o-Xylene Surrogates	<25.0	ug/kg	50.0	25.0	1	10/14/16 06:15	10/14/16 18:28	95-47-6	W
a,a,a-Trifluorotoluene (S)	102	%	80-120		1	10/14/16 06:15	10/14/16 18:28	98-08-8	
Percent Moisture	Analytical	Method: AS	FM D2974-87						
Percent Moisture	10.2	%	0.10	0.10	1		10/26/16 12:26		



Project: FRAGOSO

Pace Project No.: 40139984

QC Batch:	238090	Analysis Method:	WI MOD GRO
QC Batch Method:	TPH GRO/PVOC WI ext.	Analysis Description:	WIGRO Solid GCV
Associated Lab Samp	les: 40139984001, 40139984002, 4	0139984003, 40139984005	

METHOD BLANK: 141053	38	Matrix	<: Solid
Associated Lab Samples:	40139984001, 40139984002,	40139984003,	40139984005

	Blank	Reporting		
Units	Result	Limit	Analyzed	Qualifiers
ug/kg	<25.0	50.0	10/14/16 08:35	
ug/kg	<25.0	50.0	10/14/16 08:35	
ug/kg	<25.0	50.0	10/14/16 08:35	
ug/kg	<25.0	50.0	10/14/16 08:35	
ug/kg	<50.0	100	10/14/16 08:35	
ug/kg	<25.0	50.0	10/14/16 08:35	
ug/kg	<25.0	50.0	10/14/16 08:35	
ug/kg	<25.0	50.0	10/14/16 08:35	
ug/kg	<25.0	50.0	10/14/16 08:35	
%	100	80-120	10/14/16 08:35	
	Units ug/kg ug/kg ug/kg ug/kg ug/kg ug/kg ug/kg ug/kg ug/kg %	Blank Units Result ug/kg <25.0	Blank Reporting Units Result Limit ug/kg <25.0	Blank Reporting Units Result Limit Analyzed ug/kg <25.0

LABORATORY CONTROL SAMPLE &	LCSD: 1410539		14	10540						
		Spike	LCS	LCSD	LCS	LCSD	% Rec		Max	
Parameter	Units	Conc.	Result	Result	% Rec	% Rec	Limits	RPD	RPD	Qualifiers
1,2,4-Trimethylbenzene	ug/kg	1000	1060	1060	106	106	80-120	1	20	
1,3,5-Trimethylbenzene	ug/kg	1000	1040	1030	104	103	80-120	1	20	
Benzene	ug/kg	1000	1050	1040	105	104	80-120	2	20	
Ethylbenzene	ug/kg	1000	1030	1020	103	102	80-120	1	20	
m&p-Xylene	ug/kg	2000	2060	2030	103	101	80-120	2	20	
Methyl-tert-butyl ether	ug/kg	1000	1020	1080	102	108	80-120	6	20	
Naphthalene	ug/kg	1000	996	1070	100	107	80-120	7	20	
o-Xylene	ug/kg	1000	1030	1010	103	101	80-120	2	20	
Toluene	ug/kg	1000	1010	1020	101	102	80-120	1	20	
a,a,a-Trifluorotoluene (S)	%				100	102	80-120			

Results presented on this page are in the units indicated by the "Units" column except where an alternate unit is presented to the right of the result.

REPORT OF LABORATORY ANALYSIS

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Project: FRAGOSO

Pace Project No.: 40139984

a,a,a-Trifluorotoluene (S)

QC Batch:	238362		Analysis Meth	nod: W	I MOD GRO	
QC Batch Method:	WI MOD GRO		Analysis Dese	cription: W	IGRO GCV Water	
Associated Lab Sa	mples: 40139984004					
METHOD BLANK:	1412424		Matrix:	Water		
Associated Lab Sa	mples: 40139984004					
			Blank	Reporting		
Para	meter	Units	Result	Limit	Analyzed	Qualifiers
1,2,4-Trimethylbenz	zene	ug/L	<0.42	1.0	10/18/16 08:41	
1,3,5-Trimethylbenz	zene	ug/L	<0.42	1.0	10/18/16 08:41	
Benzene		ug/L	<0.40	1.0	10/18/16 08:41	
Ethylbenzene		ug/L	<0.39	1.0	10/18/16 08:41	
m&p-Xylene		ug/L	<0.80	2.0	10/18/16 08:41	
Methyl-tert-butyl eth	her	ug/L	<0.48	1.0	10/18/16 08:41	
Naphthalene		ug/L	<0.42	1.0	10/18/16 08:41	
o-Xylene		ug/L	<0.45	1.0	10/18/16 08:41	
Toluene		ug/L	< 0.39	1.0	10/18/16 08:41	

LABORATORY CONTROL SAMPLE	E & LCSD: 1412425		14	112426						
		Spike	LCS	LCSD	LCS	LCSD	% Rec		Max	0 15
Parameter	Units	Conc.	Result	Result	% Rec	% Rec	Limits	RPD	RPD	Qualifiers
1,2,4-Trimethylbenzene	ug/L	20	20.1	19.9	101	100	80-120	1	20	
1,3,5-Trimethylbenzene	ug/L	20	19.6	19.5	98	98	80-120	1	20	
Benzene	ug/L	20	20.6	20.4	103	102	80-120	1	20	
Ethylbenzene	ug/L	20	19.8	19.6	99	98	80-120	1	20	
m&p-Xylene	ug/L	40	39.3	38.9	98	97	80-120	1	20	
Methyl-tert-butyl ether	ug/L	20	20.4	20.4	102	102	80-120	0	20	
Naphthalene	ug/L	20	18.6	18.7	93	93	80-120	0	20	
o-Xylene	ug/L	20	19.9	19.7	99	98	80-120	1	20	
Toluene	ug/L	20	20.2	20.0	101	100	80-120	1	20	
a,a,a-Trifluorotoluene (S)	%				102	102	80-120			

102

80-120 10/18/16 08:41

%

MATRIX SPIKE & MATRIX SP	IKE DUPLICA	TE: 14126	63		1412664							
			MS	MSD								
	4	0139922002	Spike	Spike	MS	MSD	MS	MSD	% Rec		Max	
Parameter	Units	Result	Conc.	Conc.	Result	Result	% Rec	% Rec	Limits	RPD	RPD	Qual
1,2,4-Trimethylbenzene	ug/L	<0.42	20	20	17.8	19.0	89	95	48-177	7	20	
1,3,5-Trimethylbenzene	ug/L	<0.42	20	20	16.5	17.9	83	90	73-145	8	20	
Benzene	ug/L	<0.40	20	20	23.1	23.4	115	117	74-139	1	20	
Ethylbenzene	ug/L	<0.39	20	20	21.7	22.4	109	112	74-140	3	20	
m&p-Xylene	ug/L	<0.80	40	40	40.3	42.1	101	105	55-165	5	20	
Methyl-tert-butyl ether	ug/L	<0.48	20	20	21.2	22.7	106	114	80-120	7	20	
Naphthalene	ug/L	<0.42	20	20	18.5	20.2	93	101	73-133	9	20	
o-Xylene	ug/L	<0.45	20	20	20.4	21.3	102	107	73-136	4	20	
Toluene	ug/L	<0.39	20	20	22.1	22.8	111	114	80-128	3	20	

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REPORT OF LABORATORY ANALYSIS

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Project: FRAGOSO Pace Project No.: 40139984

MATRIX SPIKE & MATRIX SP	IKE DUPLIC	CATE: 14126	63		1412664							
			MS	MSD								
		40139922002	Spike	Spike	MS	MSD	MS	MSD	% Rec	Μ	ax	
Parameter	Units	Result	Conc.	Conc.	Result	Result	% Rec	% Rec	Limits	RPD R	PD	Qual
a,a,a-Trifluorotoluene (S)	%						101	102	80-120			

Results presented on this page are in the units indicated by the "Units" column except where an alternate unit is presented to the right of the result.



Project:	FRAGOSO		
Pace Project No.:	40139984		
QC Batch:	239375	Analysis Method:	ASTM D2974-87
QC Batch Method:	ASTM D2974-87	Analysis Description:	Dry Weight/Percent Moisture
Associated Lab Sam	nples: 40139984001, 40139984002, 4	40139984003, 40139984005	
SAMPLE DUPLICAT	E: 1418100		

		40140504006	Dup		Max	
Parameter	Units	Result	Result	RPD	RPD	Qualifiers
Percent Moisture	%	16.1	16.1	0	10	

Results presented on this page are in the units indicated by the "Units" column except where an alternate unit is presented to the right of the result.



QUALIFIERS

Project:	FRAGOSO
Pace Proiect No.:	40139984

DEFINITIONS

DF - Dilution Factor, if reported, represents the factor applied to the reported data due to dilution of the sample aliquot.

ND - Not Detected at or above LOD.

J - Estimated concentration at or above the LOD and below the LOQ.

LOD - Limit of Detection adjusted for dilution factor and percent moisture.

LOQ - Limit of Quantitation adjusted for dilution factor and percent moisture.

S - Surrogate

1,2-Diphenylhydrazine decomposes to and cannot be separated from Azobenzene using Method 8270. The result for each analyte is a combined concentration.

Consistent with EPA guidelines, unrounded data are displayed and have been used to calculate % recovery and RPD values.

LCS(D) - Laboratory Control Sample (Duplicate)

MS(D) - Matrix Spike (Duplicate)

DUP - Sample Duplicate

RPD - Relative Percent Difference

NC - Not Calculable.

SG - Silica Gel - Clean-Up

U - Indicates the compound was analyzed for, but not detected at or above the adjusted LOD.

N-Nitrosodiphenylamine decomposes and cannot be separated from Diphenylamine using Method 8270. The result reported for each analyte is a combined concentration.

Pace Analytical is TNI accredited. Contact your Pace PM for the current list of accredited analytes.

TNI - The NELAC Institute.

ANALYTE QUALIFIERS

W

Non-detect results are reported on a wet weight basis.



QUALITY CONTROL DATA CROSS REFERENCE TABLE

Project: FRAGOSO Pace Project No.: 40139984

Lab ID	Sample ID	QC Batch Method	QC Batch	Analytical Method	Analytical Batch
40139984001	 B-1, 8'	TPH GRO/PVOC WI ext.	238090	WI MOD GRO	238092
40139984002	B-2, 5'	TPH GRO/PVOC WI ext.	238090	WI MOD GRO	238092
40139984003	B-2, 8'	TPH GRO/PVOC WI ext.	238090	WI MOD GRO	238092
40139984005	B-3, 8'	TPH GRO/PVOC WI ext.	238090	WI MOD GRO	238092
40139984004	B-2	WI MOD GRO	238362		
40139984001	B-1, 8'	ASTM D2974-87	239375		
40139984002	B-2, 5'	ASTM D2974-87	239375		
40139984003	B-2, 8'	ASTM D2974-87	239375		
40139984005	B-3, 8'	ASTM D2974-87	239375		

(P	lease Print Clearly)		٦						e la companya da companya d	UPPE	R MIDWEST	REGION		Page	1 of
Company Nome			1	Ś	\frown					MN: 6	612-607-170	WI: 920-469-2436			
Company Mame.	Seymour		-	Γ.	Pace	Ana	htica	10			40	J	,	121200	11.06
Branch/Location:	100		- /			www.pa	celabs.con	1					<i>ر.</i> ۲	10124	104
Project Contact:	Robyn Sun	NOU										Quote #:			
Phone:	608.225-940	1		(CH/	AIN	OF	CU	STC	DY	r	Mail To Contact:	Bob	in Se	MADU
Project Number:				one B=	HCL C	=H2SO4	Preservatio D=HNO3	1 Codes E=DI Wate	r F=Metha	nol G=N	NaOH	Mail To Company:	Sug	now E	nil
Project Name:	Jacob		H=S	odium Bisu	Ifate Solu	tion	I=Sodium TI	niosuifate	J=Other			Mail To Address:	2531	DUres	na Roa
Project State:	Fragaso		FILTE	RED?	VIN	L 1	<u>г т</u>	T		l l	Т		MUL		WT
Femaled By (Brint)	wi	- 10	(YES PRESE	5/NO) RVATION	Pick	IN/				+	+	Invoice To Contact:		mang	100
Sampled by (Frint)	Baya Jun	nar	(CO	DE)*	Lottor	K/B					╂	Invoice to contact.	<u> </u>		
Sampled By (Sign):	Kolen depe		L			5						Invoice To Company:	<u> </u>		
PO #:		Program:			este	0						Invoice To Address:			
Data Package O	ptions <u>MS/MSD</u>	Mat	rix Code	5] }	2									
(billable)	On your sample	= Air = Biota	W = Water DW = Drinki	ing Water	8	4									
	(biliable)	: = Charcoal) = Oil	GW = Groun SW = Surfac	nd Water	N.	しと						Invoice I o Phone:	<u> </u>		
	your sample	I = Sludge	WP = Wipe	e water	- V	3				1		CLIENT	LAB C	OMMENTS	S Profile
PACE LAB #	CLIENT FIELD ID	DATE	TIME	MATRIX								COMMENTS	(Lab	Use Only)	
001	B-1, B'	10/11	084	5		17						1-402P'+		1-40	m
002	B-2.5	1	080	5		X									
003	B-2.8'		OSID	5		X									
104	B-7_		1924	1.4	>	X						(2-4nm	1B)
1205	2201	+-{	1.04		1	~			**************************************	+			<u> / ×</u>		
005	D' 5, 0	+	0743							+			1		
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Rush Turnarou	Ind Time Requested - Profire		uished Bri	<u> </u>	\	1				Bacalu		L	L	PACE	Project No.
(Rush TAT su	ubject to approval/surcharge		Robert	5 N	han	wh	ID/	12 8	$\sim m$	Received	а су.	Date/Time:		11AIT	200011
Date	e Needed:	Relin	quished By:				Date/T	ne:	27.	Received	1 By:	Date/Time:	- 70	4012)4704
Transmit Prelim Rus	sh Results by (complete what you wa	ant):	uished By	ar	1		Date	ill U	150	Receiver		estal 10/13/4	2012	Receipt Temp =	Rn1 .
Email #2:	· · · · · · · · · · · · · · · · · · ·		quininu by.				<i>D</i> a (d) 1			1. COLEIVER	· y.	Dater riffie.		Sample	Receipt pH
Telephone:		Relin	quished By:				Date/T	me:		Received	t By:	Date/Time:		OK /	Adjusted
Fax:	on HOLD are subject to	Dalla	ouished D				Data			Bogshur	4 D			<u>Cooler C</u> Present	Sot Present
oampies	UNITED are subject to	I Cellin	deistion DA:				Date/1			ILCCRIVEC	i by.	Date/ IIme:		i tosont/	Net Isteat

2 August 1 and	Sample Conditi	on Upon Receip	t	Pace Analytical Services, In 1241 Bellevue Street, Suite Green Bay, WI 5430
Client Name:	Env.	Project #:	JO# : 4	0139984
Courier: Fed Ex FUPS Client FP	ace Other: Dunha	am	0139984	
Custody Seal on Cooler/Box Present: 🦵 ye	s 🗙 no Seals intact	∷ Γ yes Γ no		
Custody Seal on Samples Present: Г yes	no Seals intact	: 「 yes 「 no		
Packing Material: T Bubble Wrap	ubble Bags Non	e C Other		<u>na set a de la constance de la constance</u>
Thermometer Used	Type of Ice: Wet	Blue Dry None	Samples on	ice, cooling process has begun
Cooler Temperature Uncorr: KDI /Corr	Biolo	ogical Tissue is Froze	n:i yes	
Temp Blank Present: 1 yes X no			1 110	Person examining contents:
Temp should be above freezing to 6°C for all sample Frozen Biota Samples should be received \leq 0°C.	except Biota.	Comments:		Initials:
Chain of Custody Present:		1.onainal	TINDIA	10/13/110D
Chain of Custody Filled Out:		2.	wpg	1211010
Chain of Custody Relinquished:	yyes □No □N/A	3.		
Sampler Name & Signature on COC:	Yes INO IN/A	4.		
Samples Arrived within Hold Time:		5.		
- VOA Samples frozen upon receipt	□Yes □No	Date/Time:		
Short Hold Time Analysis (<72hr):		6.		2
Rush Turn Around Time Requested:		7.		
Sufficient Volume:		8		
Correct Containers Used		9		
-Pace Containers Lised:				
Pace IR Containers Lised:				
Containers Intact:		10		
Eiltered volume received for Dissolved tests		11		3
Sample Labels match COC:		12		
Jachudaa data/tima//D/Apolyaia Matrixy		12.		
-Includes date/time/ID/Analysis Matrix:	<u> </u>			
(Non-Compliance noted in 13.)		13.	1 112304 1	
All containers needing preservation are found to be in compliance with EPA recommendation.				
(HNO3, H2SO4 <2; NaOH+ZnAct ≥9, NaOH ≥12)			Ctd #ID of	IDate/
exceptions: WOA coliform, FOC, TOX, TOH, O&G, WIDROW, Phenolics, OTHER:	Yes DNo	completed pre	servative	Time:
Headspace in VOA Vials (>6mm):	□Yes ₩o □N/A	14.	CONTRACTOR OF CONTRACTOR	
Trip Blank Present:		15.		
Trip Blank Custody Seals Present				
Pace Trip Blank Lot # (if purchased):	,			
Client Notification/ Resolution:		If che	cked, see attach	ed form for additional comments
Person Contacted:	Date	/Time:	an ang ang ang ang ang ang ang ang ang a	
		i		
an and the first free and a second	1	11 a. 1	<i>x</i>	/ .

APPENDIX B

BORING LOGS

State of Wisconsin Department of Natural Resources

Facilit	y/Projec	Name						S	eymour	Proje	ct Number		Licens	e/Perm	it/Mon	itoring	Number
Brun							B-1 Date Ir	nstalled									
On S	ite	0)											Octol	per 11	, 201	6	
Boring	g or Well	Number	r WI Uniqu	ue Well Number ((assigned by DNR	R)		Borehole DiameterWater LevelSurface Elevation2-inchna						levation			
<u>NW</u> ¼	of <u>NW</u>	¹ ⁄4 of S	ection 17	TN	R <u>12</u>	E			Grid Lo	catio	n (if applica	able)					
Coun	ity I	Dane	Co	unty Code	13			C	Civil To	own	Deer	field					
S A M P L	R E C O V E	D E P T H		SOIL/RC DESCRIP	DCK TION	W E L L	I I I I I I I I I I I I I I I I I I I		U S C	R Q D	Stable O V M		Soil P	ropert	ies]	Blow Count
E	к Ү	(11)					A N	А Л	5		(vppm)	<u>ч</u>	••			F200	
1	60		Grass Dark brow	vn silty sand, s	slight clay				SM		0						
		5															
2	60		Light brov	vn silty sand					SM		0						
		10	Wet in tip-	-End of boring	2												
																	1
Signa	ature			Rokyn	. Sugnu	รม	^		Firm	Se	ymour E	nviro	nmen	tal Se	rvice	s, Inc.	

State of Wisconsin Department of Natural Resources

Facilit Brun	y/Project	t Name						Ś	Seymour	Proje	ect Number	,	Licens B-2	e/Perm	it/Mon	itoring	Number
Boring	B-2 3oring Drilled by Dn Site Date Installed October 11, 2016																
On S Boring	ite g or Well	Number	r WI Uniqu	ue Well Number	(assigned by DN	JR)		F	Borehole	Diam	neter		Water	ber 11 Level	<u>, 201</u> Si	6 Irface E	levation
		1/ 60			D 10			2	2-inch		<i></i>		~8				
<u>NW</u> ¹ /4	• of <u>NW</u>	¹ /4 of S	ection 17	_ T _7_ N	R <u>12</u>	. ¹	5										
Coun	ity I	Dane	Co	unty Code	13			0	Civil T	own	Deer	field					
S A M P	R E C O V	D E P T		SOIL/RO DESCRIF	OCK TION	W E I	VE	D I A G	U S	R Q	Stable O V	;	Soil P	roper	ties]	Blow Count
L E	E R Y	H (ft)						R A M	C S	D	M (vppm)	q	w	LL	PL	P200	
1	60		Grass Dark brow Dark brow	vn silty topsoi vn silty sand	1				SM		0						
		5															
2	60		Light brow	wn silty sand					SM		0						
		10	wet														
3	45	15	Silty sand Set temp v	vell-water car	ne up to 8 ft				SM		0						
		15				-											
Signa	ature			Rokyn	Sugne	ou	~		Firm	: Se	ymour E	nviro	onmer	tal Se	rvice	s, Inc.	

State of Wisconsin Department of Natural Resources

Facility/Project Name Brunker Property Boring Drilled by									Seymour Project Number License/Permit/Monitoring Nu B-3							Number			
Boring Drilled by On Site Design of Well Number (assigned by DNB)															Date I	ate Installed			
Boring	g or Well	Number	r WI Un	que We	ll Numbe	r (assigned	1 by DNF	R)		E	lorehole	Diam	eter		Water	Level	. <u>, 201</u> Si	o urface E	levation
NW 1/	of NW	1/ of S	ection 1'	<u> </u>	7 1	JP	12	F		2	Crid Lo	cation	, (if applice	able)	na				
<u>1997</u> /4	. 01 <u>INW</u>	/4 01 5			<u> </u>				,										
Coun	lty I	Dane		ounty	Code	13				(Civil To	own	Deer	field					
S A M	E C O	D E P			SOIL/F	ROCK		W E	T	D I A	U	R	Stable O	5	Soil P	roper	ties]	Blow
P L E	V E R Y	T H (ft)			DESCRI	PTION				G R A M	S C S	Q D	V M (vppm)	q	w	LL	PL	P200	Count
1	60		Grass Brown sa	andy g	ravel						GW		0						
		5	Brown s	ilty cla	Ŋ						CL								
2	60		Change	o light	t brown	silty sar	nd				SM		0						
		10	End of b	oring															
																			1
								1											
Signa	ature			R	okyn	L Se	ynu	ou	~		Firm	Se	ymour E	nviro	onmer	ntal Se	ervice	s, Inc.	

APPENDIX C

TANK REMOVAL ASSESSMENT

TANK REMOVAL ASSESSMENT

JOHN BRUNKER PROPERTY 1257 HIGHWAY BB DEERFIELD, WISCONSIN 53531

Prepared For:

MR. JOHN BRUNKER 1257 HIGHWAY BB DEERFIELD, WISCONSIN 53531

OCTOBER 2003

SEYMOUR ENVIRONMENTAL SERVICES, INC. 2531 DYRESON ROAD

P.O. BOX 398 McFARLAND, WISCONSIN 53558-0398 TELEPHONE: 608-838-9120 FAX: 608-838-9121

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1.0	INTRODUCTION
1.1	Summary1
1.2	Project Information1
1.3	Tank History
2.0	WORK SUMMARY AND RESULTS
3.0	RESULTS AND CONCLUSIONS

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FIGURE 1 - Site Location Map FIGURE 2 - Site Layout Plan

List of Tables

TABLE 1 - Results of Soil Sample Analyses

Appendices

APPENDIX 1 – Analytical Laboratory Reports APPENDIX 2 - Tank Removal Documents

1.0 Introduction

John Brunker retained Seymour Environmental Services, Inc. (Seymour) to coordinate tank removal and conduct a tank removal assessment at his property located at 1257 Highway BB. The site was previously a service station and there is no record of tank removal. John Brunker suspected that the tanks were still in the ground and he noticed an unusual odor in his drinking water from his private well. Mr. Brunker contacted Adam Hogan with the Wisconsin Department of Natural Resources Drinking Water Section who sampled his well. The results indicated that his water was not contaminated by volatile organic compounds.

Seymour staff went to the site with a magnetic locator and uncovered piping which appeared to be for fuel tanks. We then returned to the site with JEPA Construction and discovered and removed two underground storage tanks. The results of the assessment samples indicate that the tanks did not contaminate the soil above the allowable limits.

1.1 Summary

Two tanks were discovered at the site. The first tank was a 225-gallon gasoline tank which was rusted and had many holes. The second tank was a 550-gallon gasoline tank in good condition. Soil samples were collected beneath the center of the 225-gallon tank and from either end of the 550-gallon tank and beneath the piping. The sample results show that the soil does not contain any GRO above the allowable residual contaminant levels. Only one sample contained benzene above an RCL. We recommend closure and no further action.

1.2 Project Information

Property Owner	John Brunker 1257 Highway BB Deerfield, Wisconsin 53531
	Contact: John Brunker (608) 764-2570
Consultant	Seymour Environmental Services, Inc.
	2531 Dyreson Road
	McFarland, Wisconsin 53558-0398
	Contact: Robyn Seymour (608) 838-9120
Tank Removal Company	JEPA Construction
	4915 Voges Road
	Madison, Wisconsin 53718
	Contact: Jeff Hempel (608)-222-7918

Analytical Laboratory

En Chem 1241 Bellevue Street Green Bay, Wisconsin 54302 Contact: Laurie Woelfal (800) 736-2436

1.3 Tank History

The two tanks were at the site because it was formerly a service station. The date of installation is unknown.

2.0 Work Summary and Results

Seymour and JEPA removed the tanks on September 16, 2003. We began excavating at the piping that Seymour had previously uncovered and followed the piping to the tanks. The first tank encountered was the 225-gallon tank which had several holes and a small amount of soil inside. The second tank was 550-gallons and was in excellent condition. The weather was in the 80's and clear. The tank location and sampling points are shown on Figure 2.

The tanks were removed and cleaned. The 225-gallon tank was in poor condition and the soil beneath it showed no sign of a release. After the confirmation sample was collected the excavation was extended to between 11 and 12 feet to check the condition of the soil to be sure that no release had occurred. The soil collected at depth screened 0 parts per million (ppm) on the photo ionization detector (PID) and showed no sign of release. Soil but no sludge was present in one of the tanks and the other tank was dry and empty. The soil in the tank excavation was brown silty sand. Soil samples were collected beneath both tanks and the piping and analyzed for gasoline range organics and petroleum volatile organic compounds (GRO/PVOC). No evidence of a release was observed in any of the soil samples. None of the confirmation samples showed elevated PID results. The analytical results show that one of the samples collected beneath the piping (#2) contained a benzene level that exceeds the Wisconsin Department of Natural Resources (WDNR) allowable residual contaminant level. The laboratory reports from the well sampling and the tank removal assessment sampling are included as Appendix 1. The soil sampling results are summarized on Table 1. The tank removal paperwork is included as Appendix 2.

3.0 Results and Conclusions

The pipeline sample #2 contained benzene above the RCL and should be reported to the Wisconsin Department of Natural Resources. The low level of contamination does not warrant additional information and we recommend unconditional closure. If there are any questions regarding this information, please call me at 608-838-9120. Any questions regarding the physical tank removal and disposal should be directed to JEPA, Inc.

Sincerely,

Seymour Environmental Services, Inc.

Robin Robyn Seymour Site Assessor # 41580

Figures





Table

	(John Brunk County BB - Soil Sampl	ter Property Deerfield, W ling Results	^a		
Sample I.D.	#1	#2	#3	#5	#6	WDNR
Depth (ft)						RCLs
GRO	<2.8	3.2	<2.7	<2.6	<2.6	100
VOCs			0.000			
Benzene	<25	37	<25	<25	<2.5	5.5
1,2 Dichloroethane	na	na	na	na	na	ns
Ethylbenzene	<25	47	48	<25	<25	2900
Methyl-tert-butyl ether	<25	<25	<25	<25	<25	ns
Toluene	<25	290	230	<25	<25	1500
1,3,5 Trimethylbenzenes	38	47	79	<25	<25	ns
1,2,4 Trimethylbenzenes	<25	150	200	<25	<25	ns
Total Trimethylbenzenes	38	197	279	<50	<50	ns
Xylenes, -m, -p	<50	280	250	<50	<50	ns
Xylene, -o	<25	74	92	<25	<25	ns
Total Xylenes	<75	354	342	<75	<75	4100

Appendix 1

Analytical Laboratory Reports

ACCEPTANCE AND LIABILITY AGREEMENT

BETWEEN

JEPA CONSTRUCTION, INC. 4915 VOGES ROAD MADISON, WISCONSIN 53718

GUNDERSON-DEER 1257 HWY, BB DEERFIELD W. 53531

ON THIS 16 DAY OF SEPT. 2003 AT 11 AM OR PM, WE RECEIVED FROM JEPA CONSTRUCTION, INC. THE FOLLOWING UNDERGROUND STORAGE TANK:

SERIAL # CONTENTS GALLONS SIZE

0.			
GA	SOL	NE	 -
22	15	7AL	
2'	No co	1	

LOCATION RECEIVED AT: SUNDERSON - DEERFIELD STOR HWY. BB. EERFED /11/.

FOR WHICH WE ACCEPT ALL LIABILITY FOR THE HANDLING OF THIS TANK FROM THIS TIME FORTH, AND AGREE THAT THIS TANK WILL BE DISPOSED OF IN ACCORDANCE TO THE FEDERAL EPA GUIDELINES AND THE STATE OF WISCONSIN DEPARTMENT OF INDUSTRY, LABOR AND HUMAN RELATIONS - SAFETY AND BUILDING DIVISION CODES.

COMPANY SIGNATURE PRINT NAME WITNESS

JCI JEPA CONSTRUCTION, INC. 4915 VOGES ROAD MADISON, WI 53704 (608) 222-7918 FAX (608) 838-4170

DATE 9-16-03 TANK REMOVAL REPORT OLD DEBEFFELD STORE JUDERTH -EST. AGE 45+ YRS. OCO. + GAS STATION SITE (WY. BB 251 CAP. 350 atc STREET / SIZE I IF ANY # CITY TYPE STEEL UIX REMOVAL NOTICE DATE 9-3-ANODES TO WHOM BILL SHARE - DEPT. OF JASOLINE GTOR PRODUCT THE TAD STUD REMOVED BY - FPA sast, SOIL CONDITIONS Z ROUL LAB FYNER ENVIRON--1 AUNXED X = HOLE0 = DEEP PITSF = FAIR CONDITION S = GOOD CONDITION ANK COMMENTS × LANK 1 NORTH END ABOUT 200 yr EAST STAF OF WATER IN wHICH WHS X PEDY DIS POSED OF SFOR WEST SIDE JOUTH END O IF YES - WAS DNR NOTIFIED? WAS SOIL CONTAMINATED? ENVIRONMENTAL AGENT: KEBYN SEVIERA BUR RENNEDTAL CO. HOW AND WHERE WAS TANK DISPOSED? ANK SECTIONS 4 HOW AND WHERE WAS SOIL DISPOSED? IF ANY 4015 REPORT BY: JEPA COA 9-16-03 WITNESSED BY:

JEPA CONSTRUCTION, INC. 4915 VOGES ROAD MADISON, WI 53704 (608) 222-7918 FAX (608) 838-4170



Reg Obj #:2	UNDER FLAMMABLE/CC STORAGE T	RGROUND MBUSTIBLE LIQUI ANK INVENTORY	D Send Completed Form To, Department of Commerce Buresu of Storage Tank Regulation P.O. Box 7837 Madison, WI 53707-7837
Underground tanks in Wisconsin that form is needed for each tank. Send registered this tank by submitting a fi Personal Information you provide may be	ach completed form to the ap orm? Yes No If yes, used for secondary purposes. [P	y Section 101.142, Wis, S a petroleum or regulated s pency designated in the to are you correcting/updat wacy Law, s. 15.04 (1)(m)]	substances must be registered. A separate pright corner. Have you previously ing information only?
This registration applies to a tank that is In Use Newly Installed Abandoned with Product	(check gne): Closed - Tank Removed Closed - Filled with Inen Temporary Out of Servi	Ownership Cl Materials new dwner na ce - Provide Oale:	hange (Indicate Coverage where tank is located: ume in block 2)
A. IDENTIFICATION (Please Print)	C Apandon with water		
1. Tank Site Name STOW Co	o Station Sile Address	57 Huy BR	3 Site Telephone Number
DEBRIFIELD	Source State	Zip Code	52 County Dans
2. Tank Owner Nume	Mailing Addres	7 Hup BB	Montael (608)764257 Country
JESK HECD 5. Previous Name	Previous site	address if different than #1	53/ Janl
B. Site ID #	Factility ID #;		Customer ID #: 2
C 4. Tank Age (age or date installed	1: 45+ JRS.	OKD 5. Ta	nk Capacity (gallons): 550 gay C.
D. LAND OWNER TYPE (check one)		And an And and a state of the s	0.00
County C Fe	deral Leased Pederal O	wned 🗌 Munici	pal 🔲 Other Government
E OCCUPANCY TYPE (check one)		2010	
Gas/Retail Sales Bulk Stora Acricultural Backup or	ge Utilay - C Emergency Generator C	Mercantile/Commercial Other (Specify:)	Industrial School Residential
F. Tank Construction:		Cathodic Protec	tion Overfill Protection?
Fiberotass	Fiberglass Reinforced Plastic Co	mposite Impressed Cu	rrent Spill Containment? Yes No
Uned (Date): G Other	specify):		Tank Double Walled? Ves 🗌 No
G. Primary Tank leak detection metion inventory control and lightness test Manual tank aguigno (only for tanks)	nod: ing [s of 1.000 callons or less]	Automatic tank gauging Interstitial monitoring Statistical Investory Recon	Gliation (SIR)
H. Piping Construction:		Cathodic Protecti	on Disa Databa Walanda Ci Yao Ci Ya
Bare Steel Co Foerglass Fie Citter (specify)	ated Steel Unknown Exible IN/A	n Gachicial Anos Gimpressad Cun	tes Pipe Double Wased? I Tes I No rent
I. Primary Piping System Type: [Pressurized piping with - A.	🖸 auto shutoif: 8 🔲 alarm	or C. 🗌 flow restrictor 🔲 Unknown
Suction piping with check valve at t J. Piping Leak Detection Method: (u	ank Suction bioing with ised if pressunzed or check valve	at tank1: SIR	ightness testing Electronic line leak monitor
K. Mapor Recovery/Stage II CARB	#:		
Fibergiass Other (st	pecify). Elexible	Operational - Pri	ovide Date (moldawyri:
Diesel	Leaded	Unleaded	Fuei Oli Gaschol
Dother (Specify):	CE Empty	Sand/Gravel/	Slurry* Unknown* Premiz
Waste/Used Motor Oil	Chemical	Kerosene	Aviation Hazardous Waste*
" If mosen this tank is NOT DECEN .	tingicale chemical name an	Geo Latitude:	Geo Longitude:
M. If Tank Closed, Abandoned or C	ut of Service, give date	Has a site assessme	nt been completed (see reverse side for details)
(molday/yr):	16-2003	Yes I No	
Owner or Operator Name (please of	rintl:	1~	Indicate whether:
John Ro.	UNKOL S	R	Owner or Operator
	NIN PIA		
Owner en Operator Signature:	110		Date Signed

Note: Refer to comments on reverse side of form. ERS-7437 (R 04/98)

The information you pro- used for secondary purp [Privacy Law, s.15.04 (1	vide may be oses)(m)].		CHECK ONE: Wiscons UNDERGROUND ABOVEGROUND TIONS OF THE FORM THAT Y, CHECK THE N/A BOX BELOW The closure is for					tment of Tank F 07-7837	Commerc Regulation	e
A. IDENTIFICATION 1. Site Name	: (Please Prin	t) Indicate wheth	er closure	2. Ow	Tank Sys	tem [Tank C	Dnly] Piping	Only
Site Street Address (not	P.O. Box)	The cital	1.00	Owner	Street Address	1-100	er en)		
City	Village	Town	of:	C	ty 🗌 Villag	je 🗌	Town of:	State	Zip C	ode
State	Zip Code	County	Æ	County	1	Te (lephone No.	(include a	area code)	84
3. Closure Company Na	ame (print)	KETINA)	Closure Cor	npany St	reet Address	1. 10. 1	2.4			
Closure Company Telep	hone No. (include	area code)	Closure Con	npany Ci	ty, State, Zip Code	1	5-71	1		
4. Name of Company P	erforming Closure	Assessment	Assessment	Compar	y Street Address,	City, State	e, Zip Code	1 .		
Telephone No. (include	area code) C	ertified Assessor Nam	ne (print)	Asses	sor Signature		Asses	sor Certifi	cation No.	
Tank ID #	Closure	Temp. Closure	Closure in I	Place	Tank Capacity	C	ontents*	Clo	sure Asses	sment
1. #1	D.				25 ml	1.12	UED Gr	s B	LY .	N
2					550 MAL .	5-	150)-1-1	× E]Y	N
3					~] Y	N
4.						-]Y	N
Written notification wa All local permits were Check applicable bo B. TEMPORARILY (as provided to th obtained before ox at right in res OUT OF SERVIC	e local agent 15 da beginning closure. sponse to all stater E	ys in advance ments in Sec	tions B	ure date		Ē	Remover Verified	N N Inspect	
Written inspector is effective until (approval of tem provide date)	porary closure obta	ined, which						N 🗆	Ξ Π
 Product Remon a. Product line b. All product in c. All product in Fill pipe, gauge All product line Dispensers/pu 	ved es drained into ta removed to botto removed to within a pipe, tank truck is at the islands of mps left in place	ink (or other contain or of suction line, C n 1" of bottom. vapor recovery fitti or pumps located el but locked and pov	er) and resul R ings, and vap sewhere are ver disconnec	ting liqui or return removed	id removed, AND I lines capped I and capped, Ol	I				1900aa-
5. Vent lines left	filed indication to	amoorany closura								H
C CLOSURE BY BE	MOVAL	emporery closure.								- 4
Product from p Piping disconn All liquid and n All pump moto Fill pipes, gaug NOTE: DROP Vent lines left Tank openings Tank atmosph Tank removed	iping drained int ected from tank esidue removed rs and suction ho ge pipes, vapor r TUBE SHOULD connected until to temporarily plug ere reduced to 1 from excavation	o tank (or other con and removed. from tank using exp oses bonded to tan ecovery connection NOT BE REMOVE anks purged. gged so vapors exit 0% of the lower flar after PURGING/IN	tainer). blosion proof (k or otherwise s, submersib ED IF THE TA through vent mmable range ERTING; place	pumps o ground le pump NK IS T (LEL) - ced on li	r hand pumps. ed. s and other fixtur O BE PURGED see Section F. evel ground and	res remo THROU	ved			R
prevent mover 10. Tank cleaned	nent. before being rem	noved from site			*****			TY E		

c.	CL	OSURE BY REMOVAL (continued)	Rem	over	Inspector	NA
	11.	Tank labeled in 2" high letters after removal but before being moved from site.	TY	N	vermed	
		NOTE: COMPLETE TANK LABELING SHOULD INCLUDE WARNING AGAINST REUSE; FORMER				2
	7221	CONTENTS; VAPOR STATE; VAPOR FREEING TREATMENT; DATE.			100	100000
	12.	Tank vent hole (1/8" in uppermost part of tank) installed prior to moving the tank from site.	ΠY			Ø
	13.	Form ERS-7437 or ERS-8731 filed by owner with the Dept. of Commerce indicating closure by removal	EY.	UN		
-	14.	Site security is provided while the excavation is open.	MY			
D	. CL	OSURE IN PLACE				
		NOTE: CLOSURES IN PLACE ARE ONLY ALLOWED WITH THE PRIOR WRITTEN APPROVAL OF				
		THE DEPARTMENT OF COMMERCE OR LOCAL AGENT.				6
	-	Product nom piping dramed into tank (or other container).	H	LIN.	H	12
	2.	All liquid and regidue removed from tank using evaluation proof sumps or hand sumps	H	HN	H	닐
	J.	All nume motors and suction bases bonded to task or ethenuine arounded	H	HN	H	딡
	-	Fill place, gauge place, vapor recovery connections, submarpible summa and other futures removed	HY	HN	H	H
	э.	NOTE: DROP TUBE SHOULD NOT BE REMOVED IF THE TANK IS TO BE PURGED THROUGH THE LISE OF AN EDUCTOR - EDUCTOR OUTPUT 12 FT. ABOVE GRADE	U1	N		5
	6.	Vent lines left connected until tanks purged.	TY			6
	7.	Tank openings temporarily plugged so vapors exit through vent	HY.	HN	H	R
	8	Tank atmosphere reduced to 10% of the lower flammable range (LEL) see Section F.	HY	HN	H	局
	9	Tank properly cleaned to remove all sludge and residue	HY	HN	H	A
	10	Solid inert material (sand, cyclone boiler slag, pea gravel recommended) introduced and tank filled	HY	HN	H	R
	11	Vent line disconnected or removed	Hv	HN	H	CH I
	12	Inventory form filed by owner with the Department of Commerce indicating closure in place.	HY	HN	H	白
-	CI	OSURE ASSESSMENTS	<u> </u>			
1		NOTE: DETERMINE IF & CLOSURE ASSESSMENT IS REQUIRED BY REFERRING TO COMM 10				
	1	Individual conducting the assessment has a closure assessment plan (written) which				
	100	is used as the basis for their work on the site.	NIV			
	2	Do points of obvious contamination exist?	H.	57N	H	H
	3	Are there strong odors in the soils?	HY	BIN	H	H
	4	Was a field screening instrument used to pre-screen soil sample locations?	MY	M N	H	H
	5	Was a closure assessment omitted because of obvious contamination?	m.	N.	H	H
	6	Was the DNR notified of suspected or obvious contamination?	HY	\$ IN	H	H
	· ·	Agency office and person contacted:	ш.	P		
	7	Contamination suspected because of Odor Soil Staining Free Product Sheen on Groundw	ater [Field In	strument	Test
F	M					
		Eductor Or Diffused Air Blower				
	-	Eductor driven by compressed air, bonded and drop tube left in place; vapors discharged minimum of 12 Diffused air blower bonded and drop tube removed. Air pressure not exceeding 5 psig.	e feet at	ove gro	ound.	
		Dry Ice				
		Dry Ice introduced at 1.5 pounds per 100 gallons of tank capacity. Dry ice crushed and distributed over	the great	atest po	ssible tank	area.
		Dry ice evaporated before proceeding.				
		Inert Gas (CO/2 or N/2) NOTE: INERT GASSES PRODUCE AN OXYGEN DEFICIENT ATMOSPHERE	THE	TANK	MAY NOT	BE
	1	ENTERED IN THIS STATE WITHOUT SPECIAL EQUIPMENT.		in the second		
		Gas introduced through a single opening at a point near the bottom of the tank at the end of the tank op	posite tr	ie vent.		
	-	Gas introduced under low pressure not to exceed 5 psig to reduce static electricity. Gas introducing dev	nce grou	unded.		
	-	Calibrate combustible gas indicator. Dron tube removed prior to checking atmosphere. Tank space mo	herotic	at hotto	m middle	bog
		upper portion of tank. Readings of 10% or less of the lower flammable range (LEL) obtained before rem	oving ta	ink from	around.	
0	. NO	DTE SPECIFIC PROBLEMS OR NONCOMPLIANCE ISSUES BELOW	PEA	USE.	0 T2	00
	N	O INSPECTOR ON SITE BEAUSATHERE A	ue in	REA	reel	FER
7	I. RE	EMOVER/CLEANER INFORMATION				
	11	TERA CONSTRUCTION JULIUS 123305	-		7-16	-03
-	F	Remover Name (print) Remover Signature / // Remover Certification /	NO.	-	Date Sig	gned
I.	IN	SPECTOR INFORMATION				
	×	111 1 SHARE Bill I MAN	2	5	165	
-		day Mama (adat)	100		ortification	No
11	spe	1313 Inspector signature	1nsp	SCOF C	i. Q3	NO.
F	DID	# For Location Where Inspection Performed Inspector Telephone Number	Date	Signed	t	

TANK INVENTORY FORM ERS-7437 or ERS-8731 SIGNED BY THE OWNER MUST BE SUBMITTED WITH EACH CLOSURE CHECKLIST

APPENDIX D

METHODS AND PROCEDURES

FIELD METHODS AND PROCEDURES

PECFA CERTIFICATION

Seymour Environmental Services, Inc. (Seymour) is qualified and registered to participate in the PECFA program. Seymour's certification number issued by the Wisconsin Department of Natural Resources is 240831.

HEALTH AND SAFETY

Seymour prepares a site specific health and safety plan which meets OSHA requirements for sites which may contain hazardous substances. Seymour provides air monitoring during all fieldwork with organic vapor monitors equipped with a 10.6 - 11.7 eV lamp depending on site conditions. In addition Draeger tube air monitoring for substances such as benzene is conducted on-site, if necessary. All employees utilize Level "D" personal protective equipment (PPE) at a minimum.

Should airborne contaminate levels stabilize at 5 parts per million (ppm) above background, all employees upgrade their level of protection to Level "C" PPE. Should sustained airborne contaminate levels exceed 10 ppm, the site is evacuated until Seymour and the contractor are able to continue the field work using Level "B" PPE. Level "D" PPE is included in our cost estimate.

UTILITIES

Seymour or the drilling contractor arranges to have public underground utilities marked at the subject site. Locating private utilities is the responsibility of client.

All wells and borings are located in observance of set back requirements for overhead and underground utilities as specified in State regulations.

DECONTAMINATION

Between sample locations, the investigation and sampling equipment such as augers, Geoprobe sample cores, and split-barrel samplers are steam cleaned or washed with an adequate detergent (e.g., Alconox) and triple rinsed with distilled water.

GEOPROBE INSTALLATION AND SAMPLING

Geoprobe sample cores are driven into soil with a hydraulic hammer. Geoprobe cores may have two-inch inside diameter (ID) or one-inch ID. Soil is retained in the cores in a plastic sleeve. The borings are backfilled with bentonite in accordance with state regulations.

SOIL BORING AND SAMPLING

In general, an auger drill rig and 4 ¹/₄-inch I.D. hollow stem augers is used to advance each boring to the necessary depth below the exiting ground surface. Soil samples are collected with a

wireline sample driver in general accordance with ASTM: D-1586, to the final depth in each of the borings. The borings are backfilled in accordance with state regulations

SOIL SAMPLE FIELD SCREENING

The soil is placed in a resealable plastic bag, and the headspace air in the bag is allowed to equilibrate with the soil. After equilibration, the probe of the OVM is inserted into the bag and the VOC concentration is measured.

SOIL SAMPLING

Soil samples are collected in accordance with regulatory agency guidelines. Soil samples are placed in appropriate laboratory supplied containers, weighed or measured as required and having appropriate preservative added. Soil samples are then placed on ice in coolers.

MONITORING WELLS

Well construction follows Wisc. Adm. Code 141 specifications. In general, monitoring wells are constructed with two-inch diameter low carbon steel or PVC riser with an attached 10-foot length of #10 PVC screen. The screen is placed to submerge approximately five to seven feet into the water table. Gravel pack is placed to approximately two feet above the top of the screen. The remainder of the borehole annulus is filled with cement bentonite grout. A protective casing with locking cap and three protective posts is installed.

GROUNDWATER SAMPLING

Groundwater samples are collected in accordance with regulatory agency guidelines. The samples are collected disposable bailers. Ground-water samples are collected in appropriate containers. Trip blanks are furnished by Seymour at no additional charge.

CHAIN OF CUSTODY

After collecting a sample, a chain of custody form is completed. The chain of custody form is shipped with the samples to the selected laboratory. On arrival at the laboratory, the samples are checked in and signed over to the appropriate laboratory personnel. A copy of the chain of custody log is returned to Seymour.

HYDRAULIC CONDUCTIVITY (SLUG) TESTING

Slug testing is performed by inserting a clean "plug" of known volume into the monitoring well and waiting for the water level to recover. The plug is then removed, causing an instantaneous change of water level. The recovery time of the water level is recorded. These data are analyzed using various methods accepted by the governing regulatory agency.

APPENDIX E

PROPERTY DEED



WISCONSIN SPECIAL WARRANTY DEED

The Chase Manhattan Bank, as Trustee, (hereinafter called "Grantor"). Hereby conveys and specially warrants to **Jose Fragoso**

His/her (their) heirs and assigns (hereinafter "Grantee(s)"), for and in consideration of the sum of ONE DOLLAR (\$1.00) and other good and valuable considerations the receipt of which is hereby acknowledged, the following tract of land in **Dane** County, State of Wisconsin: DANE COUNTY REGISTER OF DEEDS DOCUMENT # 4051618 05/09/2005 02:42:42PM Trans. Fee: 300.00 Exempt #: Rec. Fee: 13.00 Pages: 2

001305

RETURN TO: Jose Fragoso 1257 County Road BB Deerfield, WI 53531

Tax Parcel No. 024/0712-172-8930-3

Legal Description attached hereto as Exhibit A and by this reference incorporated herein.

TO HAVE AND TO HOLD the said premises as above described, with the heriditaments and appurtenances unto the said Grantee(s), and to his/her (their) heirs and assigns forever.

SUBJECT TO ALL covenants, restrictions, easements, conditions and rights appearing of record: and SUBJECT to any state of facts an accurate survey would show.

AND THE SAID GRANTOR specially warrants that he/she will defend the title and possession of the Grantee(s), his/her (their) heirs and assigns against all lawful claims by persons claiming by, through, or under the said Grantor, and none other.

IN TESTIMONY WHEREOF, the undersigned on April ,2005 has Fact and on behalf of the The Chase Manhattan Bank, as Trustee

,2005 has set his/her hand and seal as Attorney in k, as Trustee

signed, sealed and delivered in the presence of:

(Seal)

} } ss.

}

State of Wisconstra

The Chase Monhattan Bank	, as Trustee
By: Junter Stad Stephen Stad Sr. Vice President	Attorney in fact
(Print or Type Name)	

LITTON LOAN SERVICING, LP ATTORNEY-IN-FACT

The foregoing instrument was acknowledged before me this <u>a pril</u> 13,2005 by <u>Stephen Staid</u>, attorney in fact for The Chase Mahhattan Bank, as Trustee.

lar Notary Public

My Commission Expires: Drafted by Attorney Marvin P. Ripp



File No. 486985

EXHIBIT 'A'

A Parcel of land loated in the Northwest Quarter of the Northwest Quarter (NW 1/4 NW 1/4) of Section Seventeen (17), Township Seven (7) North, Range Twelve (12) East, in the Town of Deerfield, Dane County, Wisconsin, more particularly described as follows: Commencing at the berntsen aluminum monument found marking the Northwest corner of said Section 17; thence South 00 degrees 16'54" East along the West line of said Section 17, 912.36 feet to the centerline of County Trunk Highway "BB" as established from the 1964 Dane County Highway Project S 1089(3); thence North 75 degrees 55' East along said centerline 1170.60 feet to the point of beginning; thence continue North 75 degrees 55' East along said centerline 61.39 feet; thence South 52 degrees 23'09" East along the Westerly boundary of that land deeded to Dane County for highway purposes in 1964 recorded in Warranty Deed Volume 790 of Deeds, Page 398, 154.95 feet to the centerline of Oak Park Road as same was established by the Dane County Highway Project S 1089(3); thence South 00 degrees 41'20" East along said centerline 44.77 feet; thence South 88 degrees 35'40" West along the extension of an existing fence line and along said fence line 183.11 feet; thence North 00 degrees 06'22" East 0.4 feet more or less to a 1-inch iron pipe set; thence continue North 00 degrees 06'22" East 94.43 feet to a 1-inch iron pipe set on the Southerly right-ofway line of said Country Trunk Highway "BB"; thence continue North 00 degrees 06'22" East 34.04 feet to the point of beginning of this description.