

GIS REGISTRY INFORMATION

SITE NAME: LITTLE STORE (FORMER)  
BRRTS #: 03-05-002229  
CLOSURE DATE: 01/11/2002  
STREET ADDRESS: 1335 MAIN STREET  
CITY: GREEN BAY

SITE COORDINATES: X= \_\_\_\_\_ Y= \_\_\_\_\_

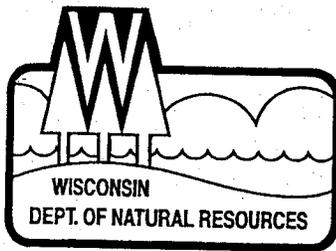
CLOSURE:  Pending  Conditions Met  
OFF SITE CONTAMINATION:  Yes  No

IF YES, STREET ADDRESS 1: \_\_\_\_\_  
IF YES, STREET ADDRESS 2: \_\_\_\_\_  
IF YES, STREET ADDRESS 3: \_\_\_\_\_  
IF YES, STREET ADDRESS 4: \_\_\_\_\_  
IF YES, STREET ADDRESS 5: \_\_\_\_\_

CONTAMINATION IN RIGHT OF WAY:  Yes  No

DOCUMENTS NEEDED:

Closure Letter	<input checked="" type="checkbox"/>
Copy of Deed(s) for all impacted properties	<input checked="" type="checkbox"/>
General Site Location Map within Municipality	<input checked="" type="checkbox"/>
Detailed Site Map(s) for all impacted properties	<input checked="" type="checkbox"/>
Latest Groundwater Flow/MW Location Map	<input checked="" type="checkbox"/>
Latet Extent of Contaminant Plume Map	<input checked="" type="checkbox"/>
Latest Tables of Groundwater Analytical Results	<input checked="" type="checkbox"/>
Copies of off site notification letters (if applicable)	<input type="checkbox"/>
RP Certified statement that legal descriptions are complete and accurate	<input type="checkbox"/>
Legal Description of all impacted properties(if not included above)	<input type="checkbox"/>
Geologic Cross Section (if available)	<input checked="" type="checkbox"/>
Letter informing ROW owner of residual contamination (if applicable)	<input type="checkbox"/>



**State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES**

Scott McCallum, Governor  
Darrell Bazzell, Secretary  
Ronald W. Kazmierczak, Regional Director

Northeast Region Headquarters  
1125 N. Military Ave., P.O. Box 10448  
Green Bay, Wisconsin 54307-0448  
Telephone 920-492-5800  
FAX 920-492-5913  
TTY 920-492-5912

January 11, 2002

Ralph and Elizabeth Aschenbrenner  
1335 Main Street  
Green Bay, Wisconsin 54302

Subject: Final Case Closure With Conditions Met, Former Little Store, 1335 Main Street,  
Green Bay, Wisconsin BRRTS #: 03-05-002229

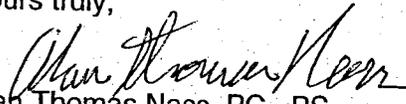
Dear Mr. and Mrs. Aschenbrenner:

On December 19, 2001, the Department received correspondence indicating that you have complied with the conditions of closure. On that date, the Department received a copy of the filed groundwater use restriction for this property. Based on the correspondence and data provided, it appears that your site has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department considers this case closed and no further investigation, remediation or other action is required at this time.

Please be aware that this case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety or welfare, or the environment.

The Department appreciates your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at 920-492-5861.

Yours truly,

  
Alan Thomas Nass, PG, PS  
Hydrogeologist  
Bureau for Remediation & Redevelopment

1611617

**WARRANTY DEED**

**TITLE DEED**, made between SHK, Inc., a Wisconsin corporation, Grantor, and Ralph W. Aschenbrenner and Elizabeth K. Aschenbrenner a/k/a Beth K. Aschenbrenner, husband and wife, Grantee.

**WITNESSETH**, that the said Grantor, for a valuable consideration of One Dollar (\$1.00) and other good and valuable consideration, conveys to Grantee the following described real estate in Brown County, State of Wisconsin:

Part of Lots 131, 133, 134, 100 and 101, all of Lot 132; and all of the vacated alley lying between said Lots 131, 132, 133, 101 and 100 Plat of Whitney's Addition to Navarino, according to the recorded Plat thereof, in the City of Green Bay, East side of Fox River, Brown County, Wisconsin, more fully described as: Commencing at the Northeast corner of Lot 139, Whitney's Addition to Navarino; thence North 64° 00' 00" West, 297.19 feet along the Southerly right-of-way of Cedar Street to the **POINT OF BEGINNING**; thence South 26° 00' 00" West, 144.08 feet to the North line of Volume 912 Records, Page 134; thence North 87° 35' 01" West, 181.24 feet along said North line to the Easterly line of Jacket 5376 Records, Image 10; thence North 26° 00' 19" East, 217.56 feet along said Easterly line to the Southerly right-of-way of Cedar Street; thence South 64° 00' 00" East, 165.66 feet along said right-of-way to the point of beginning.

BROWN COUNTY REGISTER OF DEEDS CATHY WILLIQUETTE

PRB MAY -4 P 1:25

100%

GB ABST

**RETURN TO:**

Attorney David J. Timm Metzler and Hager, S.C. 222 Cherry Street Green Bay, WI 54301-4224

8-302 Parcel Identification Number

TRANSFER \$ 4,543.90

This is not homestead property.

Together with all and singular the hereditaments and appurtenances thereto belonging; and the Grantor warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances, except municipal and zoning ordinances and agreements entered under them, recorded easements for the distribution of utility and municipal services, recorded building and use restrictions and covenants, and general taxes levied in the year of closing, and will warrant and defend the same.

DATED this 30<sup>th</sup> day of April, 1998.

I, Cathy Williquette, Brown County Register of Deeds, do hereby certify that this is a true and correct copy of the original record on file in the Brown County Register of Deeds Office, Green Bay, Wisconsin. I herewith set my hand and official seal this 16<sup>th</sup> day of August, A.D. 1999. Cathy Williquette REGISTER OF DEEDS

SHK, Inc., a Wisconsin corporation

By: Brian C. Hunter Brian C. Hunter, President

Attest: James L. Scherer James L. Scherer, Secretary

**AUTHENTICATION**

Signatures of Brian C. Hunter and James L. Scherer authenticated this 30<sup>th</sup> day of April, 1998.

David J. Timm  
TITLE: MEMBER STATE BAR OF WISCONSIN  
(If not, \_\_\_\_\_ authorized by  
§706.06, Wis. Stats.)

**THIS INSTRUMENT WAS DRAFTED BY:**  
Attorney David J. Timm  
Metzler and Hager, S.C.

**ACKNOWLEDGMENT**

STATE OF WISCONSIN: : SS.  
COUNTY OF BROWN :

Personally came before me this 30<sup>th</sup> day of April, 1998, the above-named Brian C. Hunter and James L. Scherer, to me known to be the persons who executed the foregoing instrument and acknowledged the same.

David J. Timm  
Notary Public, State of Wisconsin  
My Commission is permanent.



1800749

Document Number

GROUNDWATER USE RESTRICTION

BROWN COUNTY  
REGISTER OF DEEDS  
CATHY WILLIQUETTE

2001 MAR 20 P 1:08

Declaration of Restrictions

In Re: Part of Lots 131,133,134, 100 and 101, all of Lot 132; and all of the vacated alley lying between said Lots 131, 132, 133, 101 and 100 Plat of Whitney's Addition to Navarino, according to the recorded Plat thereof, in the City of Green Bay, East side of Fox River, Brown County, Wisconsin, more fully described as: Commencing at the Northeast corner of Lot 139, Whitney's Addition to Navarino; thence North 64°00'00" West, 297.19 feet along the Southerly right-of-way of Cedar Street to the POINT OF BEGINNING; thence South 26°00'00" West, 144.08 feet to the North line of Volume 912 Records, Page 134; thence North 87°55'01" West, 181.24 feet along said North line to the Easterly line of Jacket 5376 Records, Image 10; thence North 26°00'19" East, 217.56 feet along said Easterly line to the Southerly right-of-way of Cedar Street; thence South 64°00'00" East, 165.66 feet along said right-of-way to the point of beginning.

Recording Area

Name and Return Address  
Ralph W. and Elizabeth K.  
Aschenbrenner  
1335 Main Street  
Green Bay, Wisconsin 54302

116<sup>a</sup> (4)

Parcel Identification Number (PIN)

STATE OF WISCONSIN     )  
  ) ss  
COUNTY OF BROWN        )

WHEREAS, Ralph W. Aschenbrenner and Elizabeth K. Aschenbrenner are the owners of the above-described property.

WHEREAS, one or more petroleum discharges have occurred on this property. Petroleum-contaminated groundwater above ch. NR 140, Wis. Adm. Code enforcement standards existed on this property at the following location on the following date: in monitoring well MW2500 on October 19, 1998, Benzene at 12,000 micrograms per liter (ug/l), Ethylbenzene at 2,000 ug/l, Methyl tert-butyl ether at 18,000 ug/l, Naphthalene at 520 ug/l, Toluene at 24,000 ug/l, 1,2,4-Trimethylbenzene at 1,900 ug/l, 1,3,5-Trimethylbenzene at 530 ug/l and Xylenes at 11,000 ug/l. Location of monitoring well MW2500 is provided on Figure 1 attached and made part of this restriction.

WHEREAS, it is the desire and intention of the property owners to impose on the property restrictions which will make it unnecessary to conduct further groundwater or soil remediation activities on the property at the present time.

WHEREAS, natural attenuation has been approved by the Department of Natural Resources to remediate groundwater contamination exceeding ch. NR 140, Wis. Adm. Code groundwater standards within the boundaries of this property.

WHEREAS, construction of wells where the water quality does not comply with drinking water standards in ch. NR 809, Wis. Adm. Code is restricted by chs. NR 811 and NR 812, Wis. Adm. Code. Special well construction standards or water treatment requirements, or both, or well construction prohibitions may apply.

NOW THEREFORE, the owners hereby declare that all of the property described above is held and shall be held, conveyed or encumbered, leased, rented, used, occupied and improved subject to the following limitation and restrictions:

Anyone who proposes to construct or reconstruct a well on this property is required to contact the Department of Natural Resources' Bureau of Drinking Water and Groundwater, or its successor agency, to determine what specific requirements are applicable, prior to constructing or reconstructing a well on this property. No well may be constructed on this property unless applicable requirements are met.

If construction is proposed on this property that will require dewatering, or if groundwater is to be otherwise extracted from this property, while this groundwater use restriction is in effect, the groundwater shall be sampled and analyzed for contaminants that were previously detected on the property and any extracted groundwater shall be managed in compliance with applicable statutes and rules.

This restriction is hereby declared to be a covenant running with the land and shall be fully binding upon all persons acquiring the above-described property whether by descent, devise, purchase or otherwise. This restriction benefits and is enforceable by the Wisconsin Department of Natural Resources; its successors or assigns. The Department, its successors or assigns, may initiate proceedings at law or in equity against any person or persons who violate or are proposing to violate this covenant, to prevent the proposed violation or to recover damages for such violation.

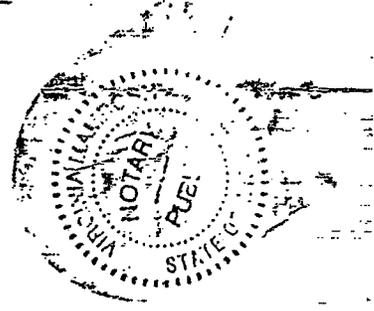
Any person who is or becomes owner of the property described above may request that the Wisconsin Department of Natural Resources or its successor issue a determination that one or more of the restrictions set forth in this covenant is no longer required. Upon the receipt of such a request, the Wisconsin Department of Natural Resources shall determine whether or not the restrictions contained herein can be extinguished. If the Department determines that the restrictions can be extinguished, an affidavit, attached to a copy of the Department's written determination, may be recorded to give notice that this deed restriction, or portions of this deed restriction, are no longer binding.

IN WITNESS WHEREOF, the owner of the property has executed this Declaration of Restrictions, this 20<sup>th</sup> day of March, 2000.

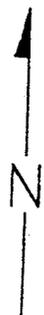
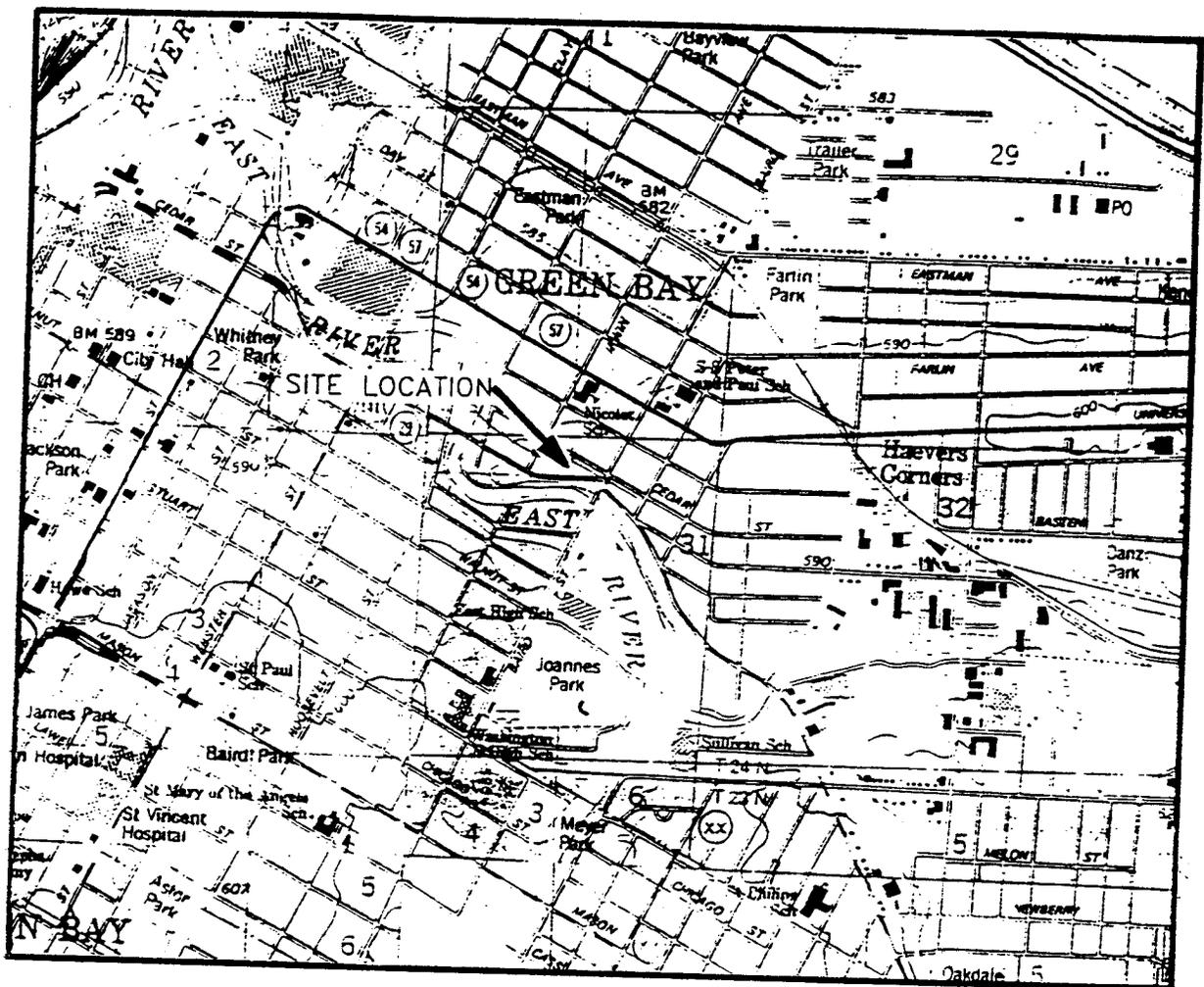
Signature: Ralph W. Aschenbrenner  
Printed Name: Ralph W. Aschenbrenner

Signature: Elizabeth K. Aschenbrenner  
Printed Name: Elizabeth K. Aschenbrenner

Subscribed and sworn to before me  
this 20<sup>th</sup> day of March, 2000.  
Virginia Mammoth Virginia Mammoth  
Notary Public, State of Wisconsin  
My commission EXP. 8-26-2001



This document was drafted by the Wisconsin Department of Natural Resources based on information provided by Mark Foht of Northern Environmental.



SCALE IN FEET

1" = 2000'



CONTOUR INTERVAL 10 FEET  
NATIONAL GEODETIC VERTICAL DATUM OF 1929



BASE MAP SOURCE: USGS GREEN BAY EAST, WISCONSIN 7.5 MINUTE QUADRANGLE (REVISED 1982)

DRAWN BY: NLL PROJECT: TLS330308 DATE: 2/14/96

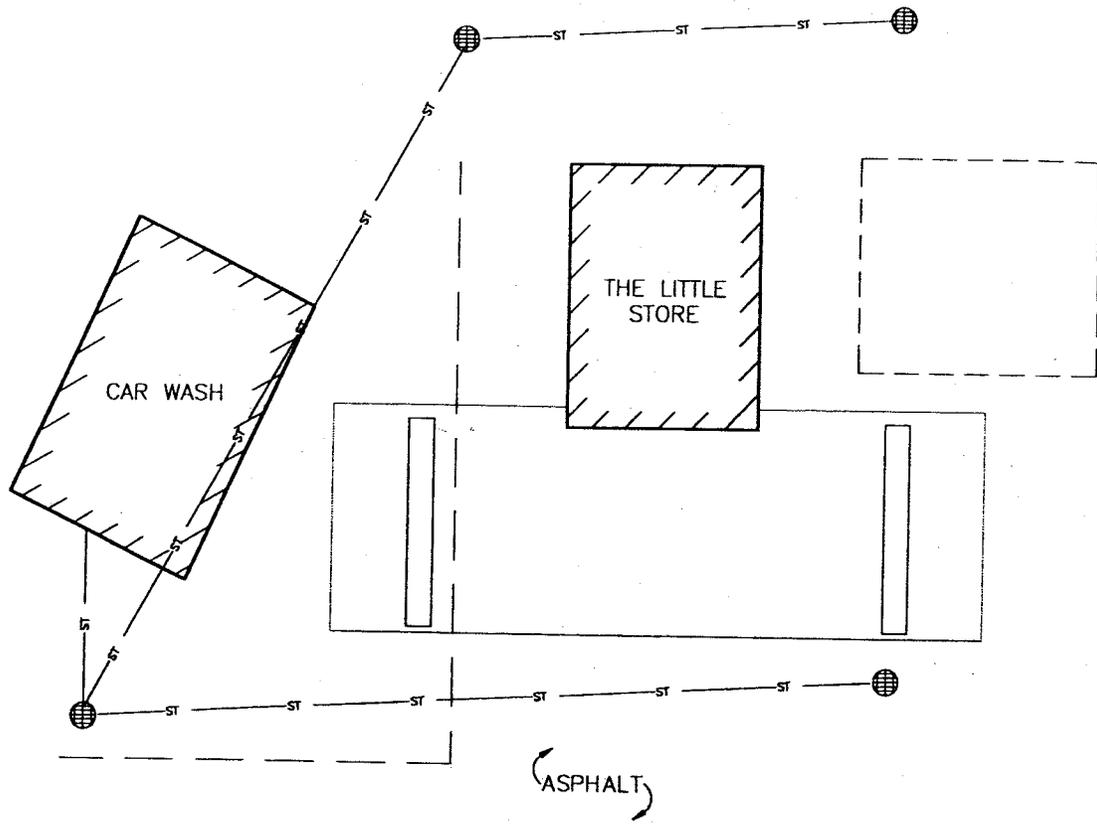
QUADRANGLE LOCATION

REV. DATE THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF NORTHERN ENVIRONMENTAL INCORPORATED AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.

FIGURE 1  
SITE LOCATION AND LOCAL TOPOGRAPHY  
THE LITTLE STORE  
1335 MAIN STREET, GREEN BAY, WISCONSIN

**Northern Environmental**  
Hydrologists • Engineers • Geologists

FOR: BRIAN HUNTER



MAIN STREET

LEGEND



EXISTING UST TANK BED  
 ONE 12,000 GALLON GASOLINE UST  
 TWO 8,000 GALLON GASOLINE USTS



EXISTING DISPENSER ISLAND



EXTENT OF CANOPY



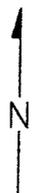
APPROXIMATE LOCATION OF STORM SEWER LATERAL



APPROXIMATE EDGE OF OLD BURIED BUILDING FOUNDATION



STORM SEWER CATCH BASIN LOCATION



SCALE IN FEET



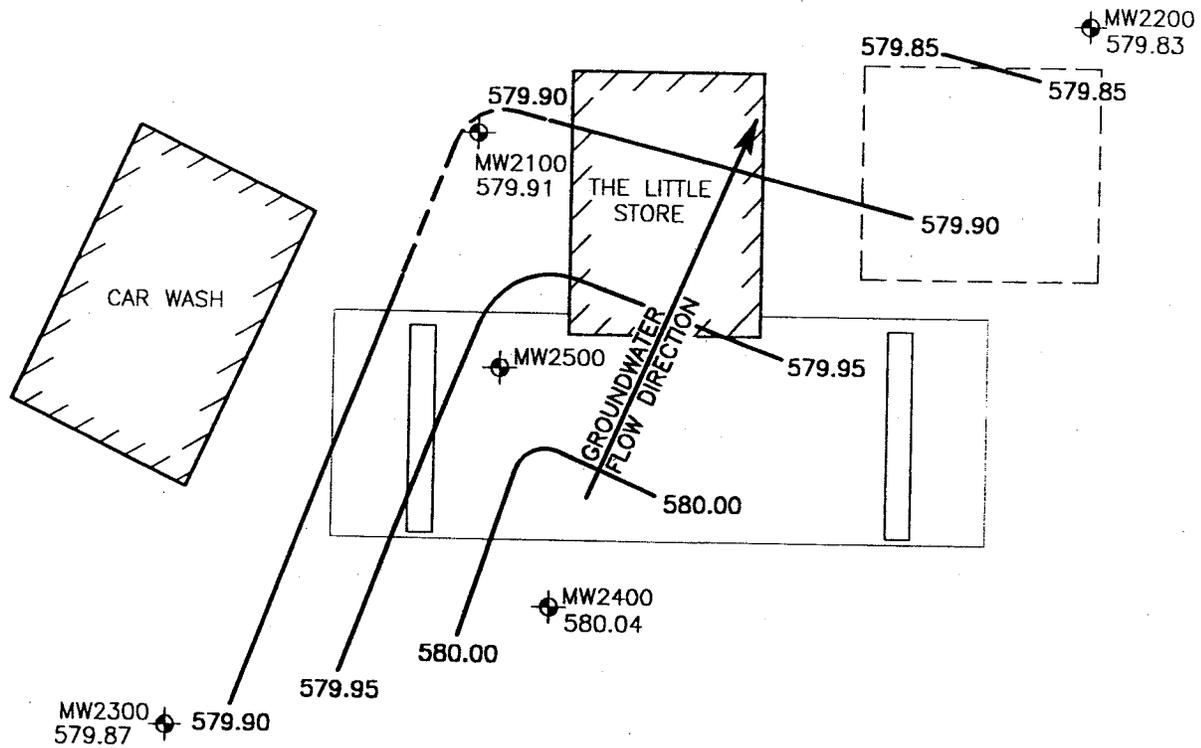
DRAWN BY: SXM PROJECT: TLS-0671 DATE: 12/3/98

REV. DATE THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF NORTHERN ENVIRONMENTAL, INCORPORATED AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.

**Northern Environmental**<sup>SM</sup>  
 Hydrologists • Engineers • Geologists

FIGURE 2  
 SITE LAYOUT  
 THE LITTLE STORE  
 GREEN BAY, WISCONSIN

FOR: BRIAN HUNTER

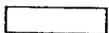


MAIN STREET

**LEGEND**

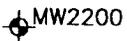


EXISTING UST TANK BED  
ONE 12,000 GALLON GASOLINE UST  
TWO 8,000 GALLON GASOLINE USTs

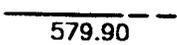


EXISTING DISPENSER ISLAND

EXTENT OF CANOPY



MONITORING WELL LOCATION



GROUNDWATER CONTOUR LINE  
DASHED WHERE INFERRED



SCALE IN FEET



DRAWN BY: SXM PROJECT: TLS-0671 DATE: 12/3/98

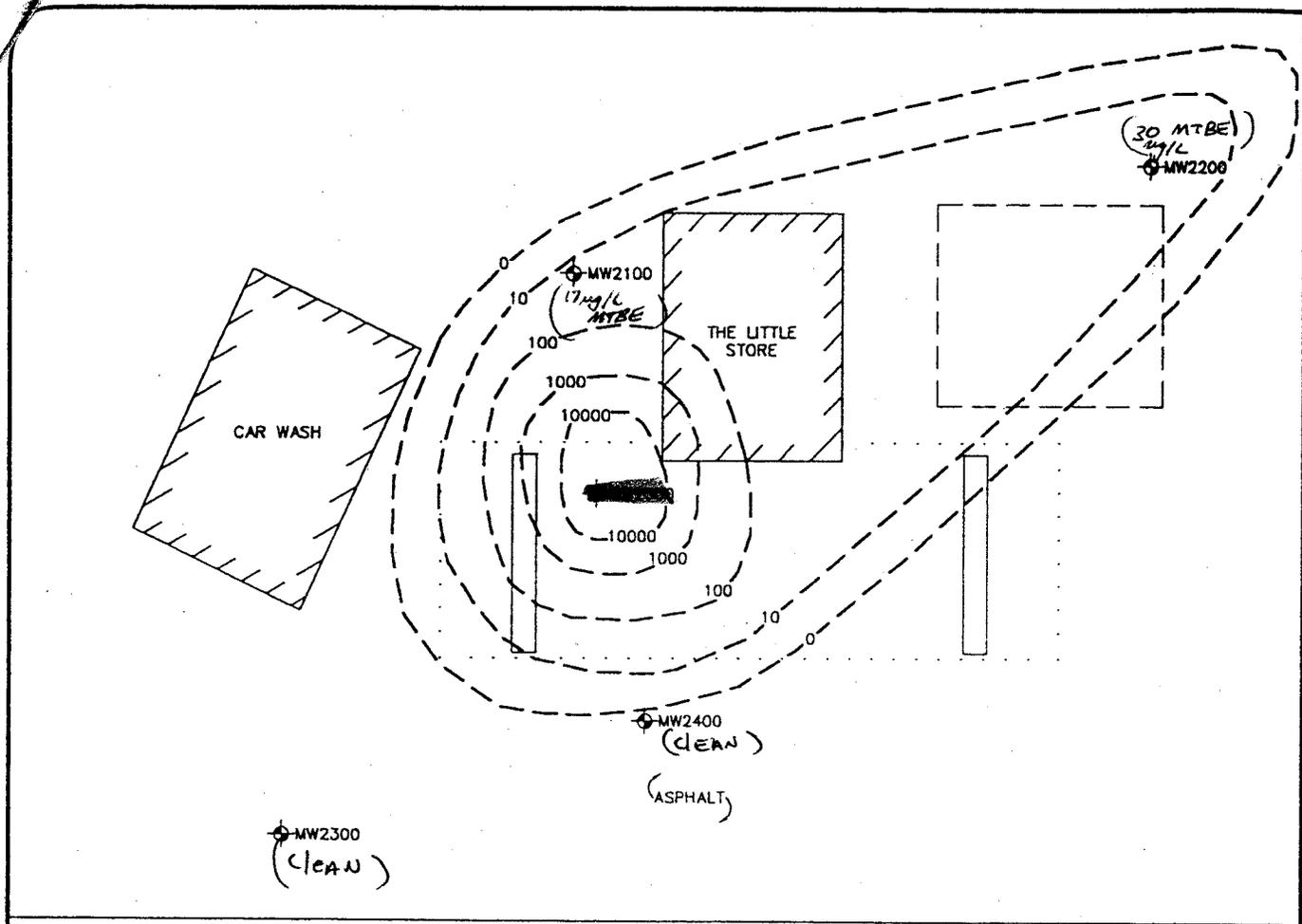
REV. DATE  
12/8/98

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Hydrologists • Engineers • Geologists

FIGURE 6  
GROUNDWATER ELEVATION CONTOUR MAP (7/17/98)  
THE LITTLE STORE  
GREEN BAY, WISCONSIN

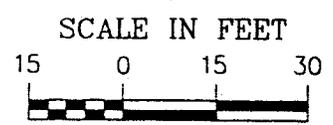
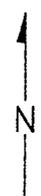
FOR: BRIAN HUNTER



MAIN STREET

**LEGEND**

-  EXISTING UST TANK BED
-  EXISTING DISPENSER ISLAND
-  EXTENT OF CANOPY
-  MW2300 MONITORING WELL LOCATION
-  ISOCONCENTRATION CONTOUR LINE FOR MTBE IN GROUND-WATER MEASURED IN MICROGRAMS PER LITER (ug/l)



DRAWN BY: CAS	PROJECT: TLS330308	DATE: 10/28/96	<p>FIGURE 4 ISOCONCENTRATION MAP FOR MTBE IN GROUND-WATER THE LITTLE STORE GREEN BAY, WISCONSIN</p>
<p>REV. DATE 2/12/97</p>	<p>THIS DRAWING AND ALL INFORMATION CONTAINED THEREON IS THE PROPERTY OF NORTHERN ENVIRONMENTAL INCORPORATED AND SHALL NOT BE COPIED OR USED EXCEPT FOR THE PURPOSE FOR WHICH IT IS EXPRESSLY FURNISHED.</p>		
<p> Northern Environmental<sup>SM</sup> Hydrologists • Engineers • Geologists</p>			<p>FOR: BRIAN HUNTER</p>

C/25

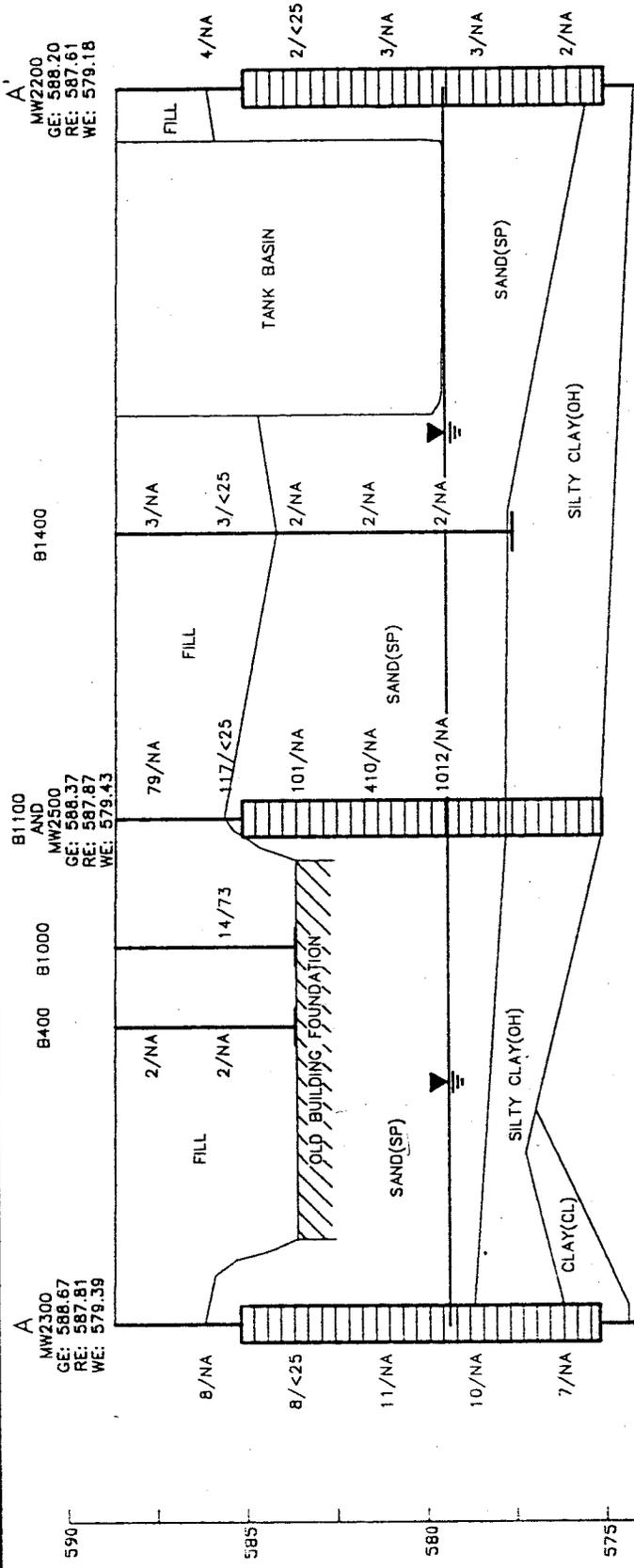
Ground-Water Analytical Results, The Little Store, Green Bay, WI

Well ID	Date Sampled	Relevant and Significant Analytical Results (µg/l)											
		GRO	Benzene	n-Butylbenzene	sec-Butylbenzene	Ethylbenzene	MTBE	Naphthalene	n-Propylbenzene	Toluene	1,2,4-Trimethylbenzene	1,3,5-Trimethylbenzene	Xylenes
WDNR PAL (µg/l)		NE	0.5	NE	NE	140	12	8	NE	68.6	96	124	
	WDNR ES (µg/l)	NE	5	NE	NE	700	60	40	NE	343	480	620	
	MW2100	<100	<0.26	<.26	0.68	<0.32	17	<0.41	<0.41	<0.69	<0.57	<0.57	<1.23
MW2200	04/22/97	---	<0.21	---	---	<0.68	<0.21	---	---	<1.5	<1	<0.86	<1.8
	01/15/98	---	<0.21	---	---	<0.68	<0.21	---	---	<1.5	<1	<0.86	<1.8
	07/02/96	<100	<0.26	<.45	<0.32	30	<0.41	<0.41	<0.69	<0.57	<0.57	<1.23	
	04/22/97	---	0.35 "j"	---	---	<0.68	25	---	---	<1.5	<1	<0.86	<1.8
	01/15/98	---	<0.21	---	---	<0.68	19	---	---	<1.5	<1	<0.86	<1.8
MW2300	04/13/98	---	<0.32	---	---	<0.34	1 "j"	---	---	<0.35	<0.35	<0.64	<1
	07/17/98	---	<0.32	---	---	<0.34	6.6	---	---	<0.35	<0.35	<0.64	<0.98
	10/19/98	---	<0.32	---	---	<0.34	6.6	<0.88	---	<0.35	<0.35	<0.64	<1
	07/02/96	<100	<0.26	<0.45	<0.32	<0.32	<0.22	<0.41	<0.41	<0.69	<0.57	<0.57	<1.23
	04/22/97	---	<0.21	---	---	<0.68	<0.21	---	---	<1.5	<1	<0.86	<1.8
MW2400	01/15/98	---	<0.21	---	---	<0.34	<0.31	---	---	<1.5	<1	<0.86	<1.8
	04/13/98	---	<0.32	---	---	<0.34	<0.31	---	---	<0.35	<0.35	<0.64	<1
	07/17/98	---	<0.32	---	---	<0.34	<0.31	---	---	<0.35	<0.35	<0.64	<0.98
	10/19/98	---	<0.32	---	---	<0.34	<0.31	<0.88	---	<0.35	<0.35	<0.64	<1
	07/02/96	<100	<0.26	<0.45	<0.32	<0.32	<0.22	<0.41	<0.41	<0.69	<0.57	<0.57	<1.23
MW2500	04/22/97	---	<0.21	---	---	<0.68	<0.21	---	---	<1.5	<1	<0.86	<1.8
	01/15/98	---	<0.21	---	---	<0.68	6.8	---	---	<1.5	<1	<0.86	<1.8
	10/19/98	---	<0.32	---	---	<0.34	---	<0.88	---	<0.35	<0.35	<0.64	<1
	09/27/96	130000	19000	230	<123	3000	18000	<0.88	---	<0.35	<0.35	<0.64	<1
	04/22/97	160000	23000	---	---	3400	33000	850	320	42000	2400	710	17800
MW2600	01/15/98	---	11000	---	---	1500	21000	510	---	48000	3200	1090	17300
	04/13/98	---	11000	---	---	2400	18000	710	---	22000	2400	860	14000
	07/17/98	---	11000	---	---	2200	17000	620	---	24000	2500	840	14000
	10/19/98	---	12000	---	---	2000	18000	520	---	28000	2400	620	13000
										34000	1900	530	11000

Key:  
 GRO = Gasoline Range Organics  
 MTBE = Methyl-Tertiary-Butyl-Ether  
 WDNR = Wisconsin Department of Natural Resources  
 PAL = Preventive Action Limit  
 ES = Enforcement Standard  
 NE = Not established by WDNR  
 "j" = Analyte detected between Limit of Detection and Limit of Quantification  
 --- = Not analyzed  
 32 = WDNR Preventive Action Limit Exceeded  
 32 = WDNR Enforcement Standard Exceeded

ES  
 PAL

POST WATER



MW2300  
GE: 588.67  
RE: 587.81  
WE: 579.39

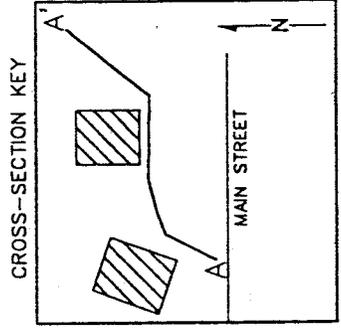
B1100  
AND  
MW2500  
GE: 588.37  
RE: 587.87  
WE: 579.43

B400 B1000

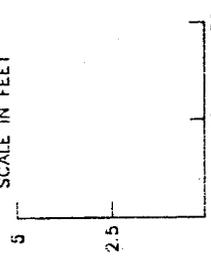
B1400  
MW2200  
GE: 588.20  
RE: 587.61  
WE: 579.18

**LEGEND**  
 PID/BENZENE RESULT  
 PID = PHOTOIONIZATION DETECTOR READING MEASURED  
 IN INSTRUMENT UNITS AS ISOBUTYLENE (IUI)  
 BENZENE CONCENTRATION MEASURED IN MICROGRAMS  
 PER KILOGRAM (ug/kg)  
 NA = NOT ANALYZED

▼ WATER TABLE ELEVATION  
 GE GROUND ELEVATION (IN FEET)  
 WE WATER ELEVATION (IN FEET)  
 RE RISER ELEVATION (IN FEET)



SCALE IN FEET



**NOTE:**  
 • WATER MEASUREMENTS TAKEN 10/4/96  
 • ELEVATIONS REFERENCED TO MEAN SEA LEVEL  
 • COLUMN WIDTHS ARE NOT TO SCALE  
 • B400, B1000, B1100 AND B1400 ELEVATIONS ARE INFERRED

DRAWN BY: CAS PROJECT: TLS330308 DATE: 8/22/96

REV. DATE  
 10/8/96  
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**Northorn Environmental**  
 Hydrologists • Engineers • Geologists

**FIGURE 5**  
 GEOLOGIC CROSS-SECTION A-A'  
 THE LITTLE STORE  
 GREEN BAY, WISCONSIN

FOR: BRIAN HUNTER