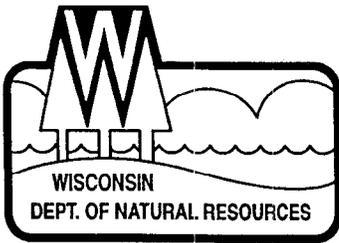


**GIS REGISTRY INFORMATION**

<b>SITE NAME:</b>	GARROW OIL		
<b>BRRTS #:</b>	02-45-235503	<b>FID # (if appropriate):</b>	
<b>COMMERCE # (if appropriate):</b>			
<b>CLOSURE DATE:</b>	08/31/2004		
<b>STREET ADDRESS:</b>	1717 W COLLEGE AVENUE		
<b>CITY:</b>	APPLETON		
<b>SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection):</b>	<b>X=</b>	645102	<b>Y=</b> 422107
<b>CONTAMINATED MEDIA:</b>	Groundwater <input type="checkbox"/>	Soil <input type="checkbox"/>	Both <input checked="" type="checkbox"/>
<b>OFF-SOURCE GW CONTAMINATION &gt;ES:</b>	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	
<b>IF YES, STREET ADDRESS 1:</b>	_____		
<b>GPS COORDINATES (meters in WTM91 projection):</b>	<b>X=</b>		<b>Y=</b>
<b>OFF-SOURCE SOIL CONTAMINATION &gt;Generic or Site-Specific RCL (SSRCL):</b>	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	
<b>IF YES, STREET ADDRESS 1:</b>	_____		
<b>GPS COORDINATES (meters in WTM91 projection):</b>	<b>X=</b>		<b>Y=</b>
<b>CONTAMINATION IN RIGHT OF WAY:</b>	<input type="checkbox"/> Yes	<input checked="" type="checkbox"/> No	
<b>DOCUMENTS NEEDED:</b>			
Closure Letter, and any conditional closure letter issued	X		
Copy of most recent deed, including legal description, for all affected properties	X		
Certified survey map or relevant portion of the recorded plat map (if referenced in the legal description) for all affected properties	X		
County Parcel ID number, if used for county, for all affected properties	X		
Location Map which outlines all properties within contaminated site boundaries on USGS topographic map or plat map in sufficient detail to permit the parcels to be located easily (8.5x14" if paper copy). If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site.	X		
Detailed Site Map(s) for all affected properties, showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. (8.5x14", if paper copy) This map shall also show the location of all contaminated public streets, highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding ch. NR 140 ESs and soil contamination exceeding ch. NR 720 generic or SSRCLs.	X		
Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)	X		
Tables of Latest Soil Analytical Results (no shading or cross-hatching)	X		
Isoconcentration map(s), if required for site investigation (SI) (8.5x14" if paper copy). The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map.	X		
GW: Table of water level elevations, with sampling dates, and free product noted if present	X		
GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)	X		
SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour	NA		
Geologic cross-sections, if required for SI. (8.5x14" if paper copy)	NA		
RP certified statement that legal descriptions are complete and accurate	X		
Copies of off-source notification letters (if applicable)	NA		
Letter informing ROW owner of residual contamination (if applicable)(public, highway or railroad ROW)	NA		
Copy of (soil or land use) deed restriction(s) or deed notice if any required as a condition of closure	X		



## State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor  
Scott Hassett, Secretary  
Ronald W. Kaczmierczak, Regional Director

Oshkosh Service Center  
625 East County Road Y, STE. 700  
Oshkosh, WI 54901-9731  
TELEPHONE 920-424-3050  
FAX 920-424-4404

August 31, 2004

Mr. William Garrow  
Garrow Oil Co.  
504 West Edgewood Drive  
Appleton, WI 54914

**SUBJECT:** Final Case Closure With Conditions Met for  
Garrow Oil, 1717 W. College Ave., Appleton, Wisconsin  
WDNR BRRTS # 02-45-235503

Dear Mr. Garrow:

On May 21, 2004, your request for closure of the case described above was reviewed by the Department's Northeast Regional Closure Committee ("the Closure Committee"). The Closure Committee reviews environmental remediation cases for compliance with state rules and statutes to maintain consistency in the closure of these cases. On June 28, 2004, you were notified that conditional closure was granted to this case.

On August 18, 2004, the Department received correspondence indicating that you have complied with the conditions of closure. All monitoring well abandonment forms and the filed deed restriction were provided to the Department. Based on the correspondence and data provided, it appears that your case 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.

Your site will be listed on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites. Information that was submitted with your closure request application will be included on the registry. To review the sites on the GIS Registry web page, visit <http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.html>.

Please be aware that the 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 to the environment.

August 31, 2004

Garrow Oil, 1717 W. College, Appleton, WI  
WDNR ERP Case #: 02-45-235503

2

We appreciate your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at the number below.

Sincerely,

A handwritten signature in black ink, appearing to read "Jennifer Borski". The signature is fluid and cursive, with the first name "Jennifer" written in a larger, more prominent script than the last name "Borski".

Jennifer Borski  
Hydrogeologist  
Bureau for Remediation & Redevelopment  
(920) 424-7887

Electronic Copy: Matt Oberhofer, Shaw Group



## State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor  
Scott Hassett, Secretary  
Ronald W. Kaczmierczak, Regional Director

Oshkosh Service Center  
625 East County Road Y, STE. 700  
Oshkosh, WI 54901-9731  
TELEPHONE 920-424-3050  
FAX 920-424-4404

June 28, 2004

Mr. William Garrow  
Garrow Oil Co.  
504 West Edgewood Drive  
Appleton, WI 54914

SUBJECT: Conditional Case Closure  
Garrow Oil, 1717 W. College Ave., Appleton, Wisconsin  
WDNR BRRTS # 02-45-235503

Dear Mr. Garrow:

On May 21, 2004, your request for closure of the case described above was reviewed by the Department's Northeast Regional Closure Committee ("the Closure Committee"). The Closure Committee reviews environmental remediation cases for compliance with state rules and statutes to maintain consistency in the closure of these cases.

After careful review of the closure request, the Closure Committee has determined that the chlorinated solvent contamination on the site from the vicinity of the southeast corner of the property appears to have been investigated and remediated to the extent practicable under site conditions. Your case has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code and will be closed if the following conditions are satisfied:

### **MONITORING WELL ABANDONMENT**

The monitoring wells at the site must be properly abandoned in compliance with ch. NR 141, Wis. Adm.. Documentation of well abandonment must be submitted to Jennifer Borski on Form 3300-5B found at <http://www.dnr.state.wi.us/org/water/dwg/gw/> or provided by the Department of Natural Resources.

### **DEED RESTRICTION FOR CONTAMINATED SOIL**

To close this site, the Department requires that a deed restriction be signed and recorded to address the issue of the remaining soil contamination associated with the site. The purpose of the restriction is to maintain a surface barrier over the remaining soil contamination to prevent it from impacting human health and the environment.

Enclosed is a deed restriction with attachments reviewed and approved by the Department's Bureau of Legal Services. At this time, you need to have the appropriate property owner sign it, and have the restriction and attachments recorded by the Outagamie County Register of Deeds. Then you must submit a copy of the entire recorded document, with the recording information stamped on it, to me.

Please be aware that if a deed restriction is recorded for the wrong property because of an

inaccurate legal description that you have provided, you will be responsible for recording corrected documents at the Register of Deeds Office to correct the problem.

The deed restriction states that chlorinated soil contamination collected on May 18, 1999, remains on the property beneath an existing paved surface and acts as a performance standard. The deed restriction also states that the paved surface must be maintained in accordance with the approved "Cap Maintenance Plan", dated April 28, 2004.

When the above conditions have been satisfied, please submit a letter to let me know that applicable conditions have been met, and your case will be closed. Your site will be listed on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites. Information that was submitted with your closure request application will be included on the registry. To review the sites on the GIS Registry web page, visit <http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.htm>

Please be aware that the 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 to the environment.

We appreciate your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at the number below.

Sincerely,



Jennifer Borski  
Hydrogeologist  
Bureau for Remediation & Redevelopment  
(920) 424-7887

Encl. (deed restriction)

Electronic Copy (w/o encl): Matt Oberhofer, Shaw Group

1525425

STATE BAR OF WISCONSIN FORM 11 - 1982  
**LAND CONTRACT**  
Individual and  
(TO BE USED FOR ALL TRANSACTIONS WHERE OVER  
\$25,000 IS FINANCED AND IN OTHER NON-CONSUMER  
ACT TRANSACTIONS)

Document Number

**OUTAGAMIE COUNTY  
RECEIVED FOR RECORD**

**FEB 28 2003**

AT 10:30 O'CLOCK A.M. P.M.  
JANICE FLENZ  
REGISTER OF DEEDS

*15.00*

CONTRACT by and between BAY AREA PETROLEUM, INC., a Wisconsin corporation

("Vendor", whether one or more) and ARORA OIL CORP., a Wisconsin corporation

("Purchaser", whether one or more). Vendor sells and agrees to convey to Purchaser, upon the prompt and full performance of this contract by Purchaser, the following property, together with the rents, profits, fixtures and other appurtenant interests (all called the "Property"), in Outagamie County, State of Wisconsin:

Recording Area  
Name and Return Address  
Atty. Brick N. Murphy  
Liebmann, Conway Law Firm  
231 S. Adams Street  
Green Bay, WI 54301

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A".

*PID #* →

31-3-0048-02-0  
(Parcel Identification Number)

Should Purchaser desire to convey the Property during the term of this Land Contract, Vendor will consider such proposed assignment and not unreasonably withhold its consent to such proposed assignment; provided, however, that William R. Garrow and Garrow Oil Marketing, Inc. shall approve in advance any such assignment.

NOTE: Exhibits B or C referenced herein are not attached for recording.

TRANSFER  
\$ 975.00  
FEE

This is not        homestead property.  
(xxx not)

Purchaser agrees to purchase the Property and to pay to Vendor at See Exhibit "B" attached hereto the sum of \$ 515,000 in the following manner: (a) \$ 560,000 at the execution of this Contract; and (b) the balance of \$ 455,000, together with interest from date hereof on the balance outstanding from time to time at the rate of        % percent per annum until paid in full, as follows: **PAYMENTS TO BE MADE HEREUNDER SHALL BE EVIDENCED BY A PROMISSORY NOTE SIGNED BY PURCHASER ON AN EVEN DATE HERewith, IN THE FORM OF EXHIBIT "C" ATTACHED HERETO (WHICH IS INCORPORATED HEREIN BY THIS REFERENCE).**

Provided, however, the entire outstanding balance shall be paid in full on or before the 17<sup>th</sup> day of February, 2006 (the maturity date).

Following any default in payment, interest shall accrue at the rate of 11 % per annum on the entire amount in default (which shall include, without limitation, delinquent interest and, upon acceleration or maturity, the entire principal balance).

Purchaser, unless excused by Vendor, agrees to pay monthly to Vendor amounts sufficient to pay reasonably anticipated annual taxes, special assessments, fire and required insurance premiums when due. To the extent received by Vendor, Vendor agrees to apply payments to these obligations when due. Such amounts received by the Vendor for payment of taxes, assessments and insurance will be deposited into an escrow fund or trustee account, but shall not bear interest unless otherwise required by law.

Payments shall be applied first to interest on the unpaid balance at the rate specified and then to principal. Any amount may be prepaid without premium or fee upon principal at any time after February 18, 2003 (xxx there may be no prepayment of principal without permission of Vendor.\*

In the event of any prepayment, this contract shall not be treated as in default with respect to payment so long as the unpaid balance of principal, and interest (and in such case accruing interest from month to month shall be treated as unpaid principal) is less than the amount that said indebtedness would have been had the monthly payments been made as first specified above; provided that monthly payments shall be continued in the event of credit of any proceeds of insurance or condemnation, the condemned premises being thereafter excluded here from.

Purchaser states that Purchaser is satisfied with the title as shown by the title evidence submitted to Purchaser for examination except: as shown on the Title Commitment issued by Lincoln Title Services, Inc. dated January 6, 2003 Vendor has provided to Purchaser on an even date herewith.

Purchaser agrees to pay the cost of future title evidence. If title evidence is in the form of an abstract, it shall be retained by Vendor until the full purchase price is paid.

Purchaser shall be entitled to take possession of the Property on February 18, 2003

\* Cross out one.



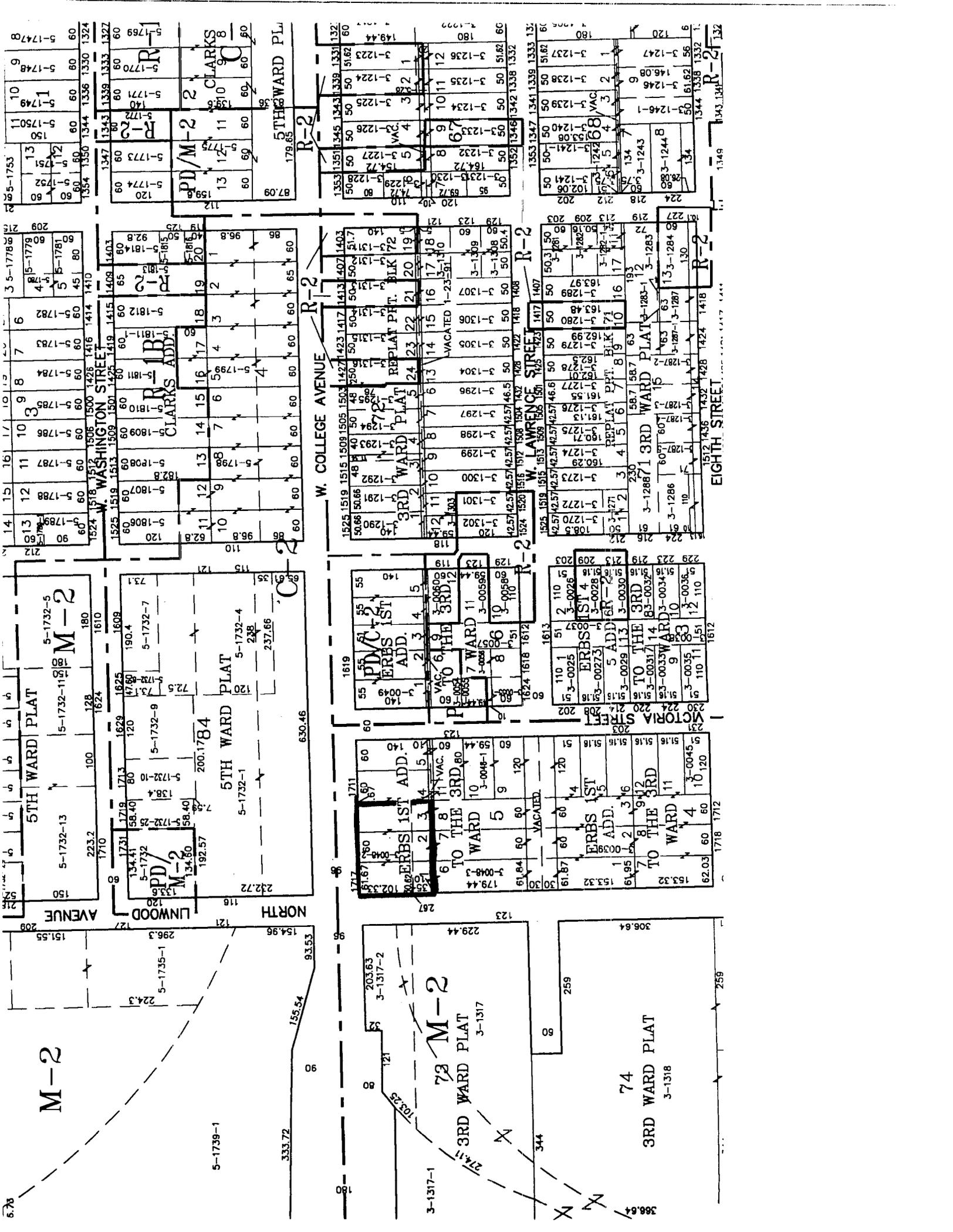
**EXHIBIT "A"**

**LEGAL DESCRIPTION**

Lot All of Lot 1,2,3, Block 5 in ERB'S FIRST ADDITION to the Third Ward, City of Appleton, Outagamie County, Wisconsin, according to the recorded assessor's map of said city, less the east .67 feet of Lot 3 aforesaid and less the South 35 feet of said Lots 1,2,3. Excepting therefrom: A parcel of land being part of Lot 1, Block 5 Erb's First Addition to the Third Ward, City of Appleton, Outagamie County Wisconsin which is more fully described as follows: Commencing at the Northwest corner of said Lot 1; thence S 0 degrees 01'49" E, 102.33 feet along the west line of said Lot 1 to the point of beginning; thence continuing S 0 degrees 01'49" E, 2.67 feet; thence S 89 degrees 54'18" E, 30.50 feet along a line which is 105 feet south of a parallel to the north line of Block 5; thence N 84 degrees 58'16" W, 30.62 feet to the point of beginning.

**Tax Key No. 31-3-0048-02-0**

**For Informational Purposes Only: 1717 W College Ave.  
(Property Address)**



M-2

73 M-2  
3RD WARD PLAT  
3-1317

74  
3RD WARD PLAT  
3-1318

5TH WARD PLAT  
5-1732-5  
5-1732-13  
5-1732-11  
M-2

PD/M-2  
5TH WARD PLAT  
5-1732-9  
5-1732-7  
5-1732-4  
237.66

ERBS 1ST ADD.  
VAC. TO THE 3RD WARD  
ERBS 1ST ADD.  
VAC. TO THE 3RD WARD  
ERBS 1ST ADD.  
VAC. TO THE 3RD WARD

ERBS 1ST ADD.  
VAC. TO THE 3RD WARD  
ERBS 1ST ADD.  
VAC. TO THE 3RD WARD  
ERBS 1ST ADD.  
VAC. TO THE 3RD WARD

5TH WARD PLAT  
5-1748  
5-1749  
5-1750  
5-1751  
5-1752

PD/M-2  
CLARKS  
5TH WARD PLAT  
5-1770  
5-1771  
5-1772  
5-1773  
5-1774

5TH WARD PLAT  
5-1223  
5-1224  
5-1225  
5-1226  
5-1227  
5-1228  
5-1229

5TH WARD PLAT  
5-1238  
5-1239  
5-1240  
5-1241  
5-1242  
5-1243  
5-1244

5TH WARD PLAT  
5-1778  
5-1779  
5-1780  
5-1781  
5-1782  
5-1783  
5-1784

5TH WARD PLAT  
5-1807  
5-1808  
5-1809  
5-1810  
5-1811  
5-1812  
5-1813

5TH WARD PLAT  
5-1298  
5-1299  
5-1300  
5-1301  
5-1302  
5-1303  
5-1304

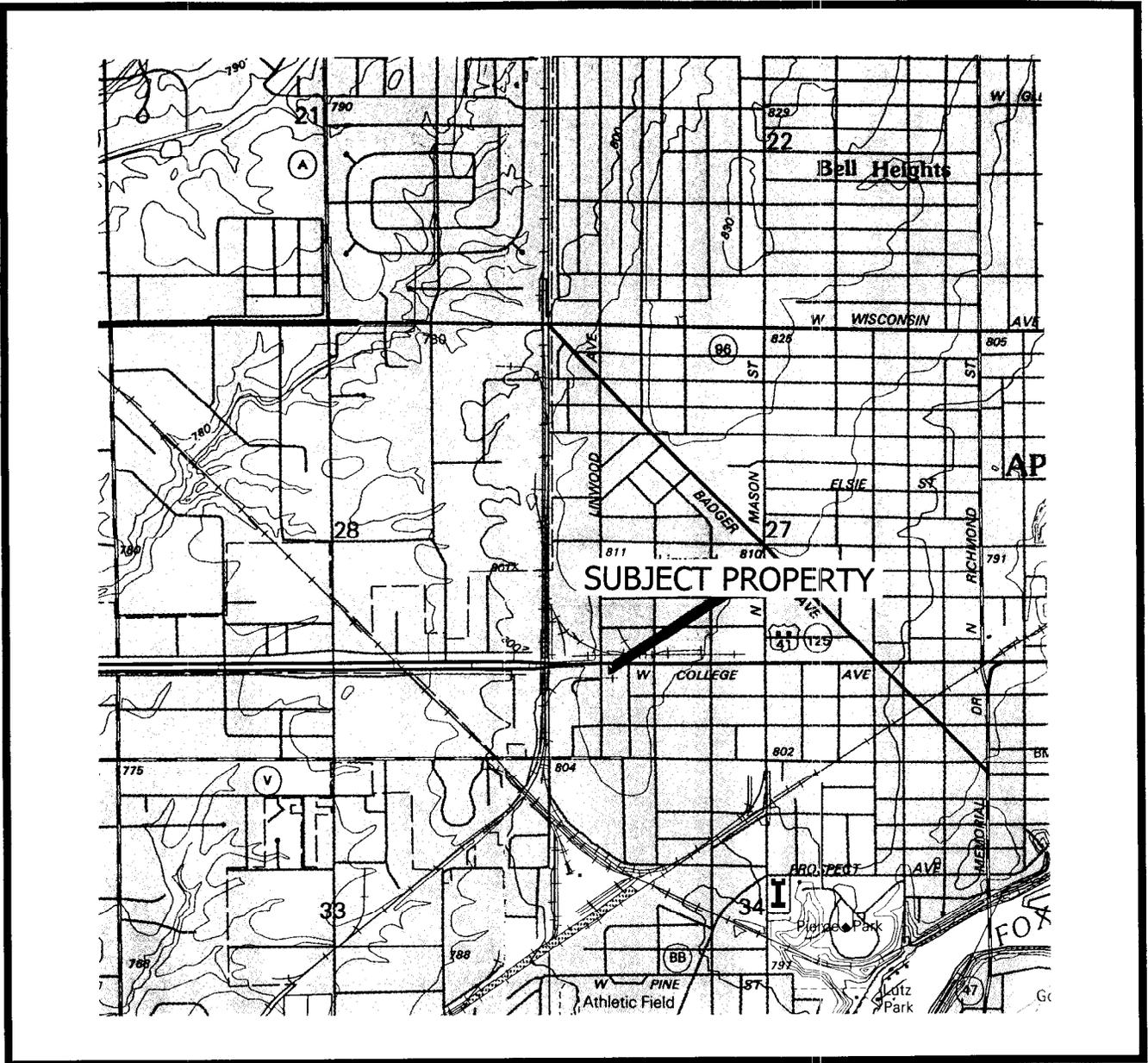
5TH WARD PLAT  
5-1274  
5-1275  
5-1276  
5-1277  
5-1278  
5-1279  
5-1280

5TH WARD PLAT  
5-1732-13  
5-1732-11  
5-1732-5  
M-2

5TH WARD PLAT  
5-1732-9  
5-1732-7  
5-1732-4  
237.66

5TH WARD PLAT  
5-1298  
5-1299  
5-1300  
5-1301  
5-1302  
5-1303  
5-1304

5TH WARD PLAT  
5-1274  
5-1275  
5-1276  
5-1277  
5-1278  
5-1279  
5-1280

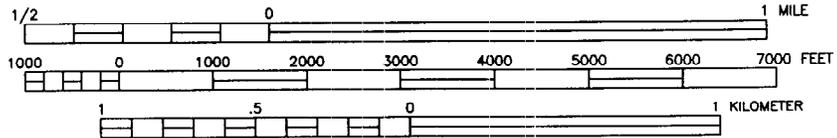


SCALE  
1:24000

(USGS 1992)  
APPLETON WEST QUADRANGLE



LOCATION



CONTOUR INTERVAL 10 FEET

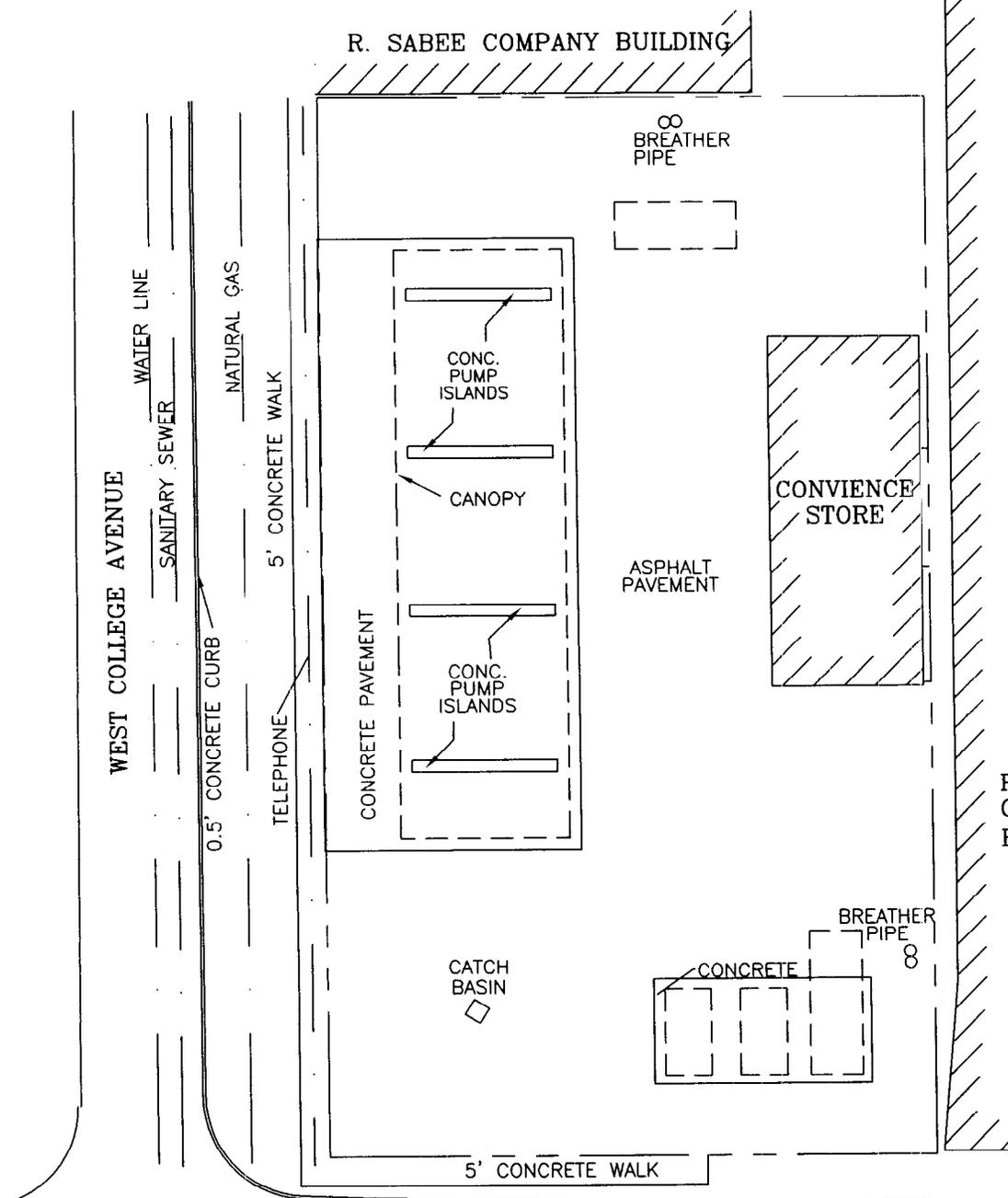


 <b>Shaw E &amp; I, Inc.</b>	PREPARED FOR GARROW OIL CO. - COLLEGE AVE SITE APPLETON, WISCONSIN				
	FIGURE 1 SITE LOCATION MAP				
DESIGNED BY	MOL	3/2/04	CHECKED BY		
DRAWN BY	MOL	3/2/04	APPROVED BY		
SIZE:	SCALE:	DRAWING NO.	SHEET NO.	REVISION NO.	
A	AS SHOWN	020126.CAR.1	1 OF 1	0	

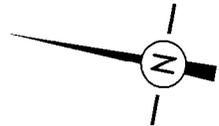
REV	DATE	BY	CHK'D	APR'VD	DESCRIPTION/ISSUE

LEGEND

□ UST



R. SABEE COMPANY BUILDING



SOUTH LINWOOD AVENUE

SCALE



REV	DATE	BY	CHK'D	APR'VD	DESCRIPTION/ISSUE

<p>Shaw E &amp; I, Inc.</p>	PREPARED FOR GARROW OIL CO. COLLEGE AVE SITE APPLETON, WI			
	FIGURE 2 SITE PLAN VIEW			
DESIGNED BY	MOL	03/02/04	CHECKED BY	
DRAWN BY	MOL	03/02/04	APPROVED BY	
SIZE:	SCALE:	DRAWING NO.	SHEET NO.	REVISION NO.
A	AS SHOWN	020126-CAR.2	1 OF 1	0

**LEGEND**

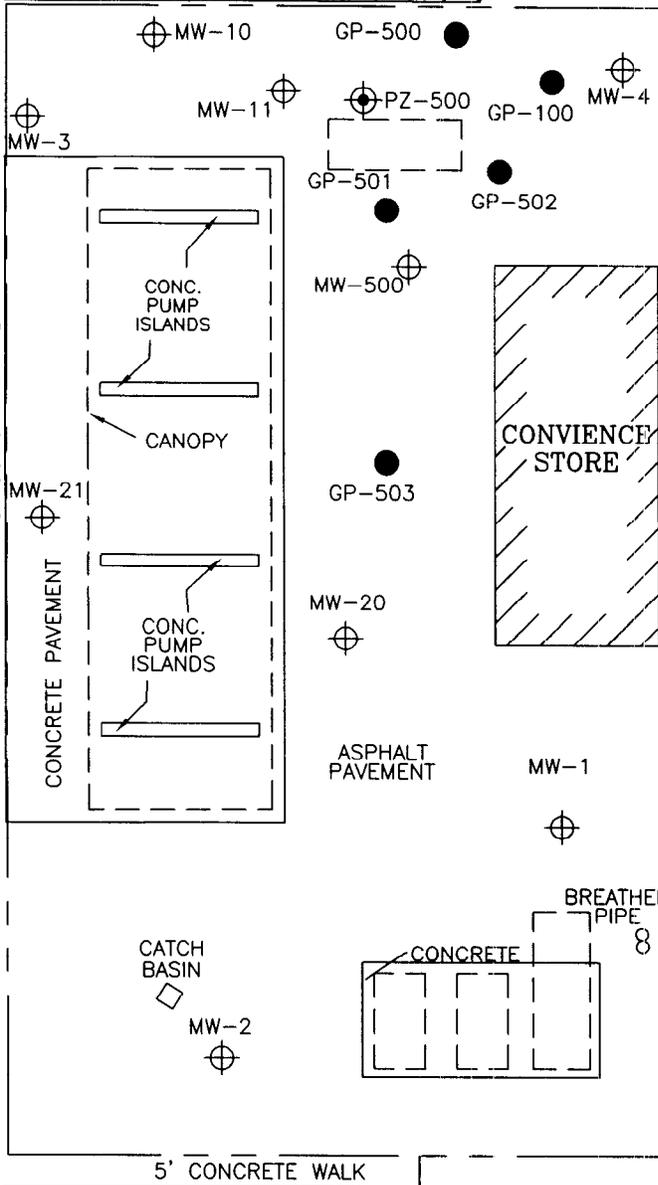
-  MONITORING WELL
-  PIEZOMETER
-  GEOPROBE SOIL BORING
-  UST

R. SABEE COMPANY BUILDING

WEST COLLEGE AVENUE

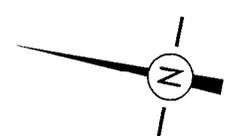
0.5' CONCRETE CURB

5' CONCRETE WALK



CONVIENCE STORE

R. SABEE COMPANY BUILDING



SOUTH LINWOOD AVENUE

SCALE



**Shaw E & I, Inc.**

PREPARED FOR  
GARROW OIL CO. - COLEGE AVE SITE  
APPLETON, WI

FIGURE 3  
SITE PLAN VIEW

DESIGNED BY	MOL	03/02/04	CHECKED BY	
DRAWN BY	MOL	03/02/04	APPROVED BY	
SIZE:	SCALE:	DRAWING NO.	SHEET NO.	REVISION NO.
A	AS SHOWN	020126-CAR.3	1 OF 1	0

REV	DATE	BY	CHK'D	APR'VD	DESCRIPTION/ISSUE

TABLE 2 (Continued)  
Groundwater Sample Laboratory Analytical Results  
Garrow Oil Company - College Avenue Site  
Appleton, Wisconsin

Well	Sample Date	Benzene	Ethylbenzene	Toluene	Xylenes	1,2,4-TMB	1,3,5-TMB	MTBE	Naphthalene	Bromochloro methane	Chloroform	1,1-Dichloro ethane	1,2-Dichloro ethane	1,1-Dichloro ethene	cis-1,2-Dichloro ethene	trans-1,2-Dichloro ethene	1,1-Dichloro propene	Tetrachloro ethene	1,1,1-Trichloro ethane	1,1,2-Trichloro ethane	Trichloro ethene	Vinyl Chloride	
MW-4	10/24/1991	7.6	<1.0	<1.0	2.5	<1.0	<1.0	8.7	<1.0	<1.0	<1.0	71	20	160	9.2	3.1	<1.0	14	1,600	84	1.1	<1.0	
	1/16/1992	14	<1.0	3.9	<1.0	<1.0	<1.0	47	<1.0	1.1	<1.0	180	16	270	26	11	<1.0	80	760	104	5.4	<1.0	
	5/22/1992	<10	<10	<10	16	12	85	<10	<1.0	<1.0	<1.0	890	15	290	160	<10	<1.0	130	4,200	78	<10	<10	
	6/29/1992	6.5	<1.0	<1.0	<3.0	<1.0	<1.0	120	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	
	7/1/1992	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
	10/23/1992	<10	<10	<10	<30	<10	<10	<10	<10	<1.0	<1.0	640	18	310	80	<10	<1.0	81	1,500	75	11	<30	
	1/18/1993	3.7	<1.0	<1.0	<3.0	<1.0	<1.0	63	<1.0	<1.0	5.2	440	36	310	88	7.8	<1.0	89	1,350	89	16	<3.0	
	7/15/1993	3	<1.0	<1.0	<3.0	<1.0	<1.0	61	<1.0	<1.0	1.9	250	15	57	94	3.3	<1.0	55	730	70	8.2	<3.0	
	10/14/1993	3	<1.0	<1.0	<3.0	<1.0	<1.0	54	<1.0	<1.0	3.2	340	21	230	110	6	<1.0	110	2,200	91	12	<3.0	
	3/16/1994	1.7	<1.0	<1.0	<3.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	150	8.6	92	<1.0	3.8	<1.0	64	230	47	6.8	<3.0	
	6/9/1994	<1.0	<1.0	<1.0	<3.0	<1.0	<1.0	43	<1.0	<1.0	<1.0	250	<1.0	41	<1.0	<1.0	<1.0	60	<1.0	63	6.6	<3.0	
	9/1/1994	2.5	<1.0	<1.0	<3.0	<1.0	<1.0	53	<1.0	<1.0	<1.0	400	17	160	150	6.1	<1.0	130	<1.0	89	12	<3.0	
	11/30/1994	<20	<20	<20	<60	<20	<20	<20	<20	<20	<1.0	<1.0	350	<1.0	59	170	<1.0	<1.0	100	1,300	80	<1.0	<3.0
	3/1/1995	<5.0	<1.0	<1.0	<3.0	<1.0	<1.0	54	NA	<1.0	<1.0	130	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<3.0
	5/2/1995	<1.0	<1.0	<1.0	<3.0	<1.0	<1.0	65	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	<1.0	2,300	<1.0	<1.0	<1.0	<3.0
	8/3/1995	3.2	<1.0	<1.0	<3.0	<1.0	<1.0	75	<1.0	<1.0	<1.0	310	20	95	210	<1.0	<1.0	71	<1.0	69	13	<3.0	
	9/19/1995	51	<50	110	<150	<50	<50	69	<50	<1.0	67	280	<1.0	120	200	<1.0	<1.0	96	1,700	58	<1.0	<3.0	
	5/23/1996	3.1	<1.0	<1.0	<3.0	<1.0	<1.0	48	<1.0	<1.0	1.0	410	11	220	240	6.6	<1.0	150	1,800	56	13	0.67	
	8/14/1996	3.5	<1.0	<1.0	<3.0	<1.0	<1.0	48	<1.0	<1.0	1.1	280	12	210	190	5.9	<1.0	130	1,700	55	9.3	<3.0	
	2/25/1997	3.4	<0.22	<0.20	<0.23	<0.29	<0.29	24	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA
5/5/1997	1.7	<0.21	<0.48	<0.56	<0.32	<0.27	34	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	
8/4/1997	2.8	<0.21	<0.48	<0.56	<0.32	<0.27	38	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	
11/19/1997	2.5	<0.21	<0.48	<0.56	<0.32	<0.27	38	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	NA	
9/19/2002	3.2	<5.3	<8.4	<18.3	<6.9	<6.4	18	<6.3	<6.7	<4.5	150	13	150	350	11	<7.9	230	750	44	12	<1.1		
2/21/2003	2.6	<5.3	<8.4	<18.3	<6.9	<6.4	17	8	<6.7	<4.5	160	9.9	160	250	8.8	<7.9	96	740	30	9.6	<1.1		
6/20/2003	<2.0	<2.7	<3.4	<13.2	<4.8	<4.2	13	<3.7	<4.8	<1.8	250	8.0	82	280	11	<3.8	120	500	29	7.9	<0.90		
12/11/2003	<2.0	<2.7	<3.4	<13.1	<4.8	<4.1	13	<3.7	<4.8	<1.8	240	8.3	130	220	9.1	<3.8	140	670	33	8.0	<0.90		
NR 140 ES	5	700	343	620	NS	NS	60	40	NS	6	850	5	7	70	100	NS	5	200	5	5	0.2		
NR 140 PAL	0.5	140	68.6	124	NS	NS	12	8	NS	0.6	85	0.5	0.7	7	20	NS	0.5	40	0.5	0.5	0.02		

Notes: All results are reported in ppb, unless otherwise noted.  
**Bold** indicates value equals or exceeds the NR 140 Enforcement Standards.  
*Italics* indicates value equals or exceeds the NR 140 Preventive Action Limit.  
 NA: Not Analyzed  
 ES: Enforcement Standard  
 PAL: Preventive Action Limit  
 TMB: Trimethylbenzene  
 MTBE: Methyl t-butyl ether  
 NS: No Standard

(Continued)

**TABLE 1**  
**Soil Sample Laboratory Analytical Results**  
**Garrow Oil Company - College Avenue Site**  
**Appleton, Wisconsin**

Well	Date	Sample Depth (feet bls)	Bromo chloro methane	Chloroform	1,1-Dichloro ethane	1,2-Dichloro ethane	1,1-Dichloro ethene	cis-1,2-Dichloro ethene	trans-1,1-Dichloro ethene	1,1-Dichloro propene	Tetrachloro ethene	1,1,1-Trichloro ethane	1,1,2-Trichloro ethane	Trichloro ethene	Vinyl Chloride
GP-100	5/18/99	1-3	<25	<25	1,600	<25	310	100	<25	<25	690	1,400	35	<25	<25
		3-5	<25	<25	340	<25	<25	69	<25	<25	65	88	<25	<25	<25
PZ-500	6/7/02	1-3	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
		3-5	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
MW-500	6/7/02	1-3	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
		3-5	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
GP-500	8/1/02	1-3	<25	<25	14	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
		3-5	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
GP-501	8/1/02	1-3	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
		3-5	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
GP-502	8/1/02	1-3	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
		3-5	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
GP-503	8/1/02	1-3	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25
		3-5	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25	<25

NOTES:

All concentrations are reported in ppb



**TABLE 3**  
**Groundwater Elevation Data**  
**Garrow Oil Company - College Avenue Site**  
**Appleton, Wisconsin**

Well	Top-of-Casing Elevation	Top-of-Screen Elevation	Date	Top-of-Casing to Water (feet)	Groundwater Elevation
MW-1	811.75	808.75	10/24/91	3.72	808.03
			1/16/92	3.69	808.06
			7/1/92	4.19	807.56
			10/23/92	3.74	808.01
			1/18/93	5.30	806.45
			7/15/93	2.20	809.55
			10/14/93	4.65	807.10
			3/16/94	3.57	808.18
			6/9/94	3.28	808.47
			9/1/94	2.98	808.77
			11/30/94	3.48	808.27
			3/1/95	5.34	806.41
			5/2/95	3.24	808.51
			8/3/95	3.64	808.11
			5/23/96	2.34	809.41
			8/14/96	4.04	807.71
			9/19/02	4.02	807.73
			2/21/03	6.45	805.30
6/17/03	2.40	809.35			
12/11/03	3.23	808.52			
MW-2	810.70	807.7	10/24/91	5.42	805.28
			1/16/92	5.41	805.29
			7/1/92	5.4	805.30
			10/23/92	5.30	805.40
			1/18/93	5.44	805.26
			7/15/93	5.03	805.67
			10/14/93	5.40	805.30
			3/16/94	5.48	805.22
			6/9/94	5.38	805.32
			9/1/94	5.27	805.43
			11/30/94	5.44	805.26
			3/1/95	5.67	805.03
			5/2/95	5.27	805.43
			8/3/95	5.48	805.22
			5/23/96	5.40	805.30
			8/14/96	5.61	805.09
			9/19/02	5.41	805.29
			2/21/03	5.97	804.73
6/17/03	3.23	807.47			
12/11/03	4.07	806.63			

Notes: Elevations are in feet above mean sea level

Checked by: \_\_\_\_\_  
Approved by: \_\_\_\_\_

**TABLE 3 (continued)**  
**Groundwater Elevation Data**  
**Garrow Oil Company - College Avenue Site**  
**Appleton, Wisconsin**

Well	Top-of-Casing Elevation	Top-of-Screen Elevation	Date	Top-of-Casing to Water (feet)	Groundwater Elevation
MW-3	810.46	807.46	10/24/91	4.09	806.37
			1/16/92	3.89	806.57
			7/1/92	3.85	806.61
			10/23/92	3.79	806.67
			1/18/93	6.13	804.33
			7/15/93	3.45	807.01
			10/14/93	4.0	806.46
			3/16/94	5.31	805.15
			6/9/94	3.66	806.80
			9/1/94	3.69	806.77
			11/30/94	3.82	806.64
			3/1/95	6.55	803.91
			5/2/95	3.51	806.95
			8/3/95	3.53	806.93
			5/23/96	3.57	806.89
			8/14/96	3.34	807.12
			9/19/02	4.11	806.35
			2/21/03	6.63	803.83
			6/17/03	4.67	805.79
12/11/03	4.27	806.19			
MW-4	812.91	809.91	10/24/91	3.93	808.98
			1/16/92	4.26	808.65
			7/1/92	4.80	808.11
			10/23/92	4.28	808.63
			1/18/93	5.42	807.49
			7/15/93	3.92	808.99
			10/14/93	4.41	808.50
			3/16/94	4.20	808.71
			6/9/94	4.23	808.68
			9/1/94	3.92	808.99
			11/30/94	4.49	808.42
			3/1/95	6.22	806.69
			5/2/95	4.54	808.37
			8/3/95	4.41	808.50
			5/23/96	4.85	808.06
			8/14/96	4.57	808.34
			9/19/02	4.45	808.46
			2/21/03	6.94	805.97
			6/17/03	NM	NM
12/11/03	3.53	809.38			

Notes: Elevations are in feet above mean sea level  
 NM - No measurement was taken

Checked by: \_\_\_\_\_  
 Approved by: \_\_\_\_\_

**TABLE 3 (continued)**  
**Groundwater Elevation Data**  
**Garrow Oil Company - College Avenue Site**  
**Appleton, Wisconsin**

Well	Top-of-Casing Elevation	Top-of-Screen Elevation	Date	Top-of-Casing to Water (feet)	Groundwater Elevation
MW-10	811.04	808.04	10/23/92	4.43	806.61
			1/18/93	5.25	805.79
			7/15/93	4.25	806.79
			10/14/93	4.31	806.73
			3/16/94	4.16	806.88
			6/9/94	4.32	806.72
			9/1/94	4.30	806.74
			11/30/94	4.38	806.66
			3/1/95	5.31	805.73
			5/2/95	4.33	806.71
			8/3/95	4.19	806.85
			5/23/96	4.10	806.94
			8/14/96	4.37	806.67
			9/19/02	4.95	806.09
			2/21/03	6.84	804.20
6/17/03	3.75	807.29			
12/11/03	3.32	807.72			
MW-11	811.43	808.43	10/23/92	3.48	807.95
			1/18/93	4.60	806.83
			7/15/93	2.66	808.77
			10/14/93	3.54	807.89
			3/16/94	3.26	808.17
			6/9/94	3.38	808.05
			9/1/94	3.26	808.17
			11/30/94	3.29	808.14
			3/1/95	5.16	806.27
			5/2/95	3.28	808.15
			8/3/95	3.59	807.84
			5/23/96	2.40	809.03
			8/14/96	3.36	808.07
			9/19/02	4.44	806.99
			2/21/03	5.90	806.99
6/17/03	2.46	808.97			
12/11/03	2.83	808.60			

Notes: Elevations are in feet above mean sea level

Checked by: \_\_\_\_\_  
 Approved by: \_\_\_\_\_

**TABLE 3 (continued)**  
**Groundwater Elevation Data**  
**Garrow Oil Company - College Avenue Site**  
**Appleton, Wisconsin**

Well	Top-of-Casing Elevation	Top-of-Screen Elevation	Date	Top-of-Casing to Water (feet)	Groundwater Elevation
MW-20	811.71	808.21	7/15/93	2.10	809.61
			10/14/93	3.32	808.39
			3/16/94	3.91	807.80
			6/9/94	3.06	808.65
			9/1/94	2.83	808.88
			11/30/94	3.22	808.49
			3/1/95	5.32	806.39
			5/2/95	3.00	808.71
			8/3/95	3.26	808.45
			5/23/96	2.51	809.20
			8/14/96	3.40	808.31
			9/19/02	3.15	808.56
			2/21/03	5.72	805.99
			6/17/03	2.57	809.14
12/11/03	4.01	807.70			
MW-21	810.87	807.87	7/15/93	6.00	804.87
			10/14/93	5.12	805.75
			3/16/94	8.32	802.55
			6/9/94	3.82	807.05
			9/1/94	3.83	807.04
			11/30/94	3.85	807.02
			3/1/95	6.77	804.10
			5/2/95	3.98	806.89
			8/3/95	3.71	807.16
			5/23/96	3.38	807.49
			8/14/96	4.47	806.40
			9/19/02	4.20	806.67
			2/21/03	6.69	804.18
			6/17/03	3.50	807.37
12/11/03	3.41	807.46			

Notes: Elevations are in feet above mean sea level

Checked by: \_\_\_\_\_  
 Approved by: \_\_\_\_\_

**TABLE 3 (continued)**  
**Groundwater Elevation Data**  
**Garrow Oil Company - College Avenue Site**  
**Appleton, Wisconsin**

Well	Top-of-Casing Elevation	Top-of-Screen Elevation	Date	Top-of-Casing to Water (feet)	Groundwater Elevation
MW-500	811.72	808.72	9/19/02	3.45	808.27
			2/21/03	5.93	805.79
			6/17/03	2.52	809.20
			12/11/03	2.74	808.98
PZ-500	811.54	794.54	9/19/02	5.70	805.84
			2/21/03	8.84	802.70
			6/17/03	5.47	806.07
			12/11/03	5.04	806.50

Notes: Elevations are in feet above mean sea level

Checked by: \_\_\_\_\_  
 Approved by: \_\_\_\_\_



**CERTIFICATE OF LEGAL DESCRIPTION**  
**1717 West College Avenue, Appleton, WI**

I hereby certify that the legal description provided below is a true and accurate description of the property located at 1717 West College Avenue, Appleton, County of Outagamie, Wisconsin.

Lot all of Lot 1,2,3, Block 5 in ERB's FIRST ADDITION to the Third Ward, City of Appleton, Outagamie County, Wisconsin, according to the recorded assessor's map of said city, less the east .67 feet of lot 3 aforesaid and less the south 35 feet of said lots 1,2,3, excepting therefrom: A parcel of land being part of Lot 1, Erb's First Addition to the Third Ward, City of Appleton, Outagamie County Wisconsin which is more fully described as follows: Commencing at the northwest corner of said Lot 1; thence S 0 degrees 01'49" E, 102.33 feet along the west line of said Lot 1 to the point of beginning; thence continuing S 0 degrees 01'49" E, 2.67 feet; thence S 89 degrees 54'18" E, 30.50 feet along a line which is 105 feet south of a parallel to the north line of Block 5; thence N 84 degrees 58'16" W, 30.62 feet to the point of beginning.

Tax Key Number - 31-3-0048-02-0

  
Signature

4-27-04  
Date

**GEOGRAPHIC POSTIONING**

The Geographic Position of the contaminated site boundary based upon the WTM91 Interactive Map is 645083, 422127.



# GARROW OIL & PROPANE CORPS.



WHOLESALE/RETAIL  
INDEPENDENT PETROLEUM SUPPLIER

504 W. EDGEWOOD DRIVE

APPLETON, WI 54913-9798

March 3, 2004

Mr. Hardeep Singh Arora  
Arora Oil Corp  
1717 West College Avenue  
Appleton, WI 54914

**RE: Notification of Contamination to Property located at  
1717 West College Ave, Appleton, WI 54914  
BRRTS # 02-45-2355503**

Dear Mr. Arora:

The purpose of this correspondence is to notify you that groundwater contamination exists on the property you are purchasing under land contract located at 1717 West College Avenue. Chlorinated compound levels in the groundwater on your property are above the state groundwater enforcement standards found in chapter NR 140, Wisconsin Administrative Code. However, the environmental consultant who has investigated this contamination has informed me that this groundwater contaminant plume is stable or receding and will naturally degrade over time. I believe that allowing natural attenuation to complete the cleanup at this site will meet the requirements for case closure, and I will be requesting that the Department of Natural Resources accept natural attenuation as the final remedy for this site and grant case closure. Closure means that the Department will not be requiring any further investigation or cleanup action to be taken, other than the reliance on natural attenuation.

Since you are not the Responsible Party for the groundwater contamination, neither you nor any subsequent owner of your property will be held responsible for investigation or cleanup of this groundwater contamination, as long as you and any subsequent owners comply with the requirements of section 292.13, Wisconsin Statutes, including allowing access to your property for environmental investigation or cleanup if access is required. For further information on the requirements of section 292.13, Wisconsin Statutes, you may call 1-800-367-6076 for calls originating in Wisconsin, or 608-264-6020 if you are calling out of state or within the Madison area, to obtain a copy of the Department of Natural Resources' publication #RR-589, Fact Sheet 10: Guidance for Dealing with Properties Affected by Off-Site Contamination.

The Department of Natural Resources will not review the closure request for at least 30 days after the date of this letter. As an affected property owner, you have the right contact the department to provide any technical information that you may have that indicates that closure should not be granted for this site. If you would like to submit any information to the

Department of Natural Resources that is relevant to this closure request, you should mail that information to: Mrs. Jennifer Borski, WDNR, 625 East County Road Y, Suite 700, Oshkosh, Wisconsin 54901

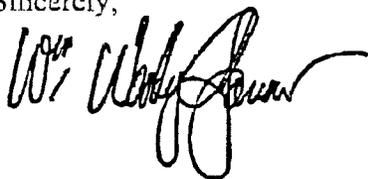
If this case is closed, all properties within the site boundaries where groundwater contamination exceeds chapter NR 140 groundwater enforcement standards will be listed on the Department of Natural Resources' geographic information system (GIS) Registry of Closed Remediation Sites. The information on the GIS Registry includes maps showing the location of properties where groundwater contamination above chapter 140 enforcement standards was found at the time the case was closed. This GIS Registry is available to the general public on the Department of Natural Resources' internet web site.

Should you or any subsequent property owner wish to construct or reconstruct a well on your property, special well construction standards may be necessary to protect the well from the residual groundwater contamination. Any well driller who poses to construct a well on your property in the future will first need to call the Diggers Hotline (1-800-242-8511) if your property is located outside of the service area of a municipality owned water system, or contact the Drinking Water program within the Wisconsin Department of Natural Resources if your property is located within the designated service area of a municipally owned water system, to determine if there is a need for special well construction standards.

Once the Department makes a decision on the closure request, it will be documented in a letter. If the Department grants closure, you may obtain a copy of this letter by requesting a copy from me, by writing to the address given above, or by accessing the DNR GIS Registry of Closed Remediation Sites on the internet at [www.dnr.state.wi.us/org/at/et/geo/gwur](http://www.dnr.state.wi.us/org/at/et/geo/gwur). A copy of the closure letter is included as part of the site file on the GIS Registry of Closed Remediation Sites.

If you need more specific information, you may contact my environmental consultant at 790 Marvelle Lane, Green Bay, Wisconsin 54307 or 920-497-8910, or you may contact Ms. Jennifer Borski -WDNR at 625 East County Road Y, Suite 700, Oshkosh, Wisconsin 54901 or (920) 424-7887.

Sincerely,



William Garrow  
Garrow Oil Corp.



In addition, the following activities are prohibited on any portion of the above-described property where an impervious cap has been placed or where impervious surfaces exist (Figure 2) unless prior written approval has been obtained from the Wisconsin Department of Natural Resources or its successor or assign: (1) Excavating or grading of the land surface; (2) Filling on capped areas and areas with impervious surfaces; (3) Plowing for agricultural cultivation; and (4) Construction or installation of a building or other structure with a foundation that would sit on or be placed within the cap or impervious surface.

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 inures to the benefit of 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 by the property owner or other interested party to give notice that this deed restriction, or portions of this deed restriction, are no longer binding.

By signing this document, Mr. Hardeep Singh Arora asserts that he or she is duly authorized to sign this document on behalf of Aurora Oil Corporation.

IN WITNESS WHEREOF, the owner of the property has executed this Declaration of Restrictions, this 30<sup>th</sup> day of August, 2004.

Signature: [Handwritten Signature]  
Printed Name: HARDEEP S. ARORA  
Title: President (AURORA OIL CORP.)

Subscribed and sworn to before me  
this 30<sup>th</sup> day of August, 2004.

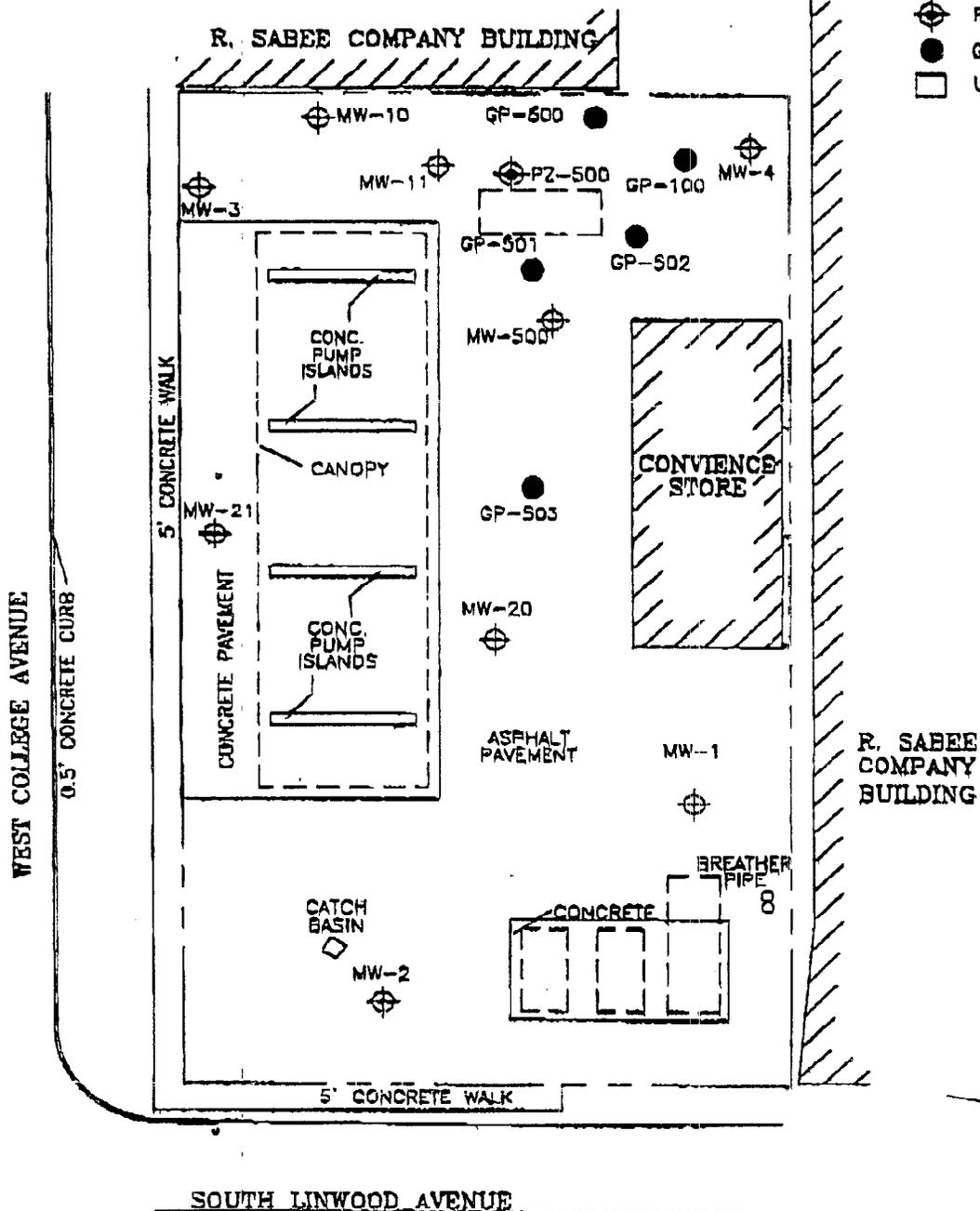
[Handwritten Signature]  
Notary Public, State of Wisconsin  
My commission exp. 12-30-07

This document was drafted by the Wisconsin Department of Natural Resources based on information provided by Mr. William Garrow.

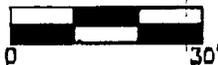
# Exhibit A

## LEGEND

-  MONITORING WELL
-  PIEZOMETER
-  GEOPROBE SOIL BORING
-  UST



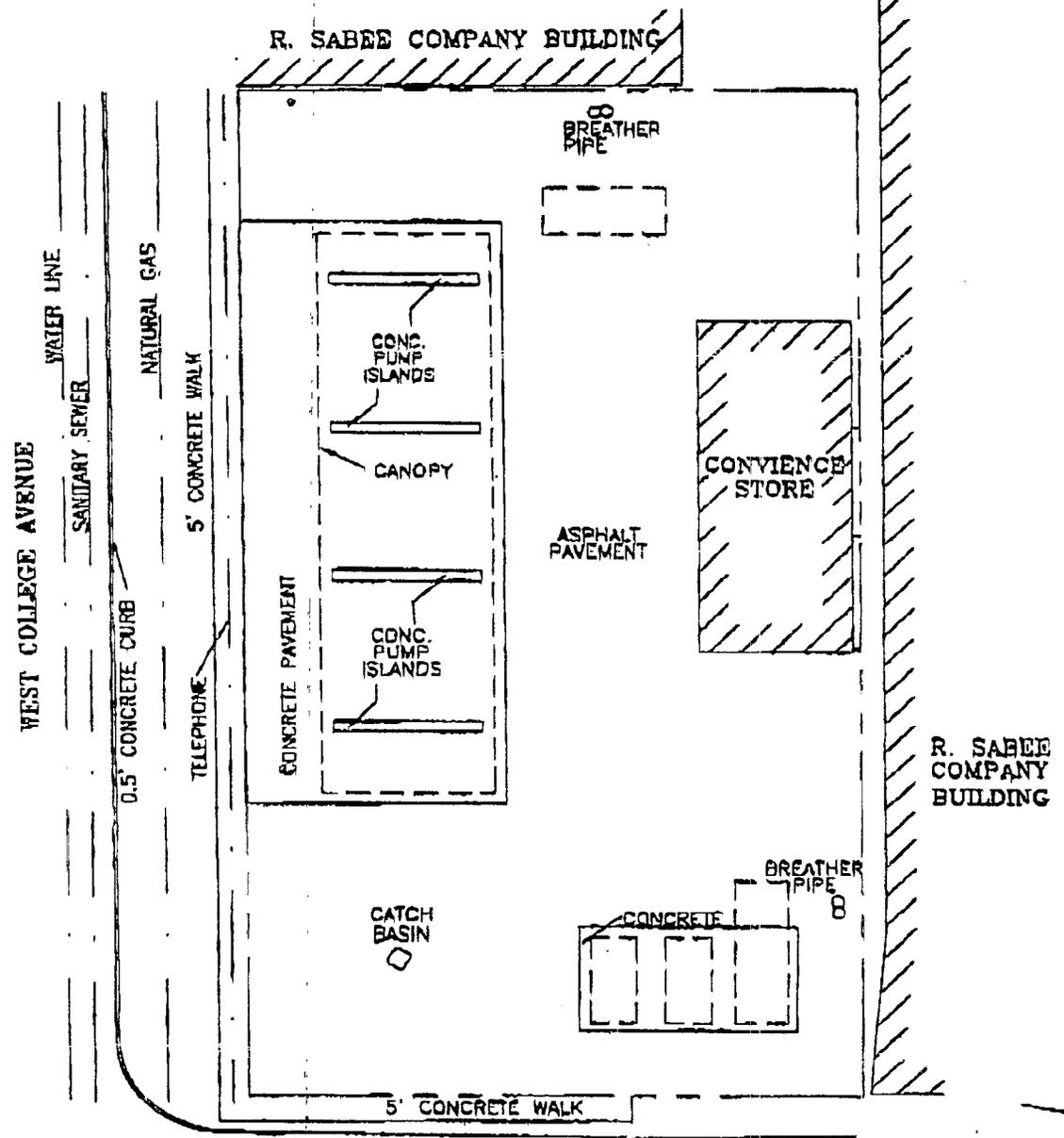
SCALE



 Shaw E&L Inc.		PREPARED FOR GARROW OIL CO. - COLLEGE AVE SITE APPLETON, WI			
		FIGURE 3 SITE PLAN VIEW			
DESIGNED BY	MOL	03/02/04	CHECKED BY		
DRAWN BY	MOL	03/02/04	APPROVED BY		
REV	DATE	BY	DESCRIPTION	DRIVING NO.	SHEET NO.
A			AS SHOWN	020125-CAR.3	1 OF 1
					REVISED BY
					0

# Exhibit B

LEGEND  
 UST



SOUTH LINWOOD AVENUE



		PREPARED FOR GARROW OIL CO., COLLEGE AVE SITE APPLETON, WI			
		FIGURE 2 SITE PLAN VIEW			
DESIGNED BY	WOL	03/02/04	CHECKED BY		
DRAWN BY	WOL	03/12/04	APPROVED BY		
SIZE	SCALE	DRAWING NO.	SHEET NO.	REVISION	
A	AS SHOWN	020126-CAR-2	1 OF 1	C	

REV	DATE	BY	CHKD	APPROV	DESCRIPTION / ISSUE