



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

101 S. Webster St.
Box 7921
Madison, Wisconsin 53707-7921
Telephone 608-266-2621
FAX 608-267-3579
TDD 608-267-6897

Tommy G. Thompson, Governor
George E. Meyer, Secretary

October 19, 1998

Mrs. Lucy Olsen
Olsen Welding
2097 STH 49 North
Auroraville, WI 54923

Subject: Groundwater Use Restriction for Olsen Welding, DNR LUST
Case # 03-70-001618

Dear Mrs. Olsen:

On October 9, 1998, the Northeast Region Closeout Committee completed a review of the above referenced contamination case. Based on the investigative and remedial documentation provided to the Department, it appears that the contamination at the above named site has been remediated to the extent practicable under current site conditions, therefore, the Committee has decided to approved this case for closure pending the filing of a groundwater use restriction which meets the requirements of NR 726.05(8)(am). Only when the Department has received documentation that the restriction has been filed with Waushara County Register of Deeds Office and the monitoring wells were properly abandoned according to the requirements of NR 141 Wis. Adm. Code will the Department consider the site closed, having determined that no further action is necessary on the site at this time.

I have attached a generic deed restriction instrument for your reference that you may work from. Please note that the deed instrument should also include a map of the site and the area that the deed instrument is applied to. **Our attorneys would like to review the deed instrument before it is applied to the deed, so please send me a draft of the deed instrument for attorney review.**

The groundwater use restriction is an option that the Department can offer in order to close this site. If you choose not to accept this option, you may perform additional investigation and cleanup of the remaining contamination. Within 14 days please submit a letter to the Department documenting your intentions.

If you have any additional relevant information that was not formerly provided to the Department, you should submit this information to the Department for reevaluation.



*Quality Natural Resources Management
Through Excellent Customer Service*

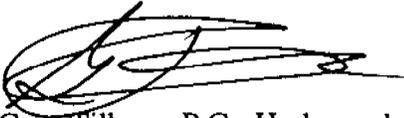


Mrs. Lucy Olsen

2

Thank you for your cooperation in this matter. If you have any question please contact me at (608) 267-0558.

Sincerely,

A handwritten signature in black ink, appearing to read 'G. Tilkens', with a large, sweeping flourish extending to the right.

Greg Tilkens, P.G., Hydrogeologist
Remediation and Redevelopment Program
Northeast Region

cc: **Christopher Elvrum** - Fluid Management, 2831 N. Grandview Blvd, P.O. Box 90,
Pewaukee WI 53072-0090

350685

STATE BAR OF WISCONSIN FORM 1 - 1982
WARRANTY DEED

VOL 523 PAGE 437

VOL 500 PAGE 496

DOCUMENT NO.

This Deed, made between LUCILE B. OLSEN, a single person
Grantor,
and PAUL E. OLSEN and CHERYL R. OLSEN, husband and wife, as survivorship marital property
Grantee.

WAUSHARA COUNTY, WISCONSIN
Received for record this
26th day of January
40 1998 at 3:39PM
and recorded in volume 500
of records page 496
Document Number: 350685

[Signature]
Register of Deeds

Witnesseth, That the said Grantor, for a valuable consideration
ONE DOLLAR AND OTHER GOOD & VALUABLE CONSIDERATION

conveys to Grantee the following described real estate in WAUSHARA
County, State of Wisconsin.

Lot No. 62 and a part of Lots No. 63 & 64, described as follows: Commencing at the SE corner of Lot 63 and running thence N 30', thence W 9 rods, thence South 30' and thence E 9 rods, to the place of beginning, all in the plat of Auroraville.

THIS SPACE RESERVED FOR RECORDING DATA
NAME AND RETURN ADDRESS

Lucile & Cheryl Olsen
215 N Oxford St
Wauchara 54982

-AND-

0771 0920 310
PARCEL IDENTIFICATION NUMBER

The South Sixty-six (66) feet of Lots Sixty-four (64) and Sixty-five (65) in the Plat of Auroraville (now Auroraville) according to the recorded plat thereof, on record in the Office of the Register of Deeds of said County, EXCEPT the East One (1) Rod thereof.

All above lands lying and being in County of Waushara and State of Wisconsin.

THIS DEED IS GIVEN IN FULFILLMENT OF A CERTAIN LAND CONTRACT DATED NOVEMBER 29, 1994 AND RECORDED ON DECEMBER 6, 1994 IN VOLUME 454 OF RECORDS ON PAGE 538-539 AS DOCUMENT NO. 327258 AND RE-RECORDED ON JUNE 28, 1995 IN VOLUME 461 OF RECORDS ON PAGE 205-206 AS DOCUMENT NO. 330922, OFFICE OF THE REGISTER OF DEEDS, WAUSHARA COUNTY, WISCONSIN.

This is not homestead property.
(is) (is not)

Together with all and singular the hereditaments and appurtenances therunto belonging.
And LUCILE B. OLSEN

FEE
17
EXEMPT

warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except easements and restrictions of record, if any

and will warrant and defend the same

Dated this 23rd day of January, 19 98

Lucile B. Olsen (SEAL) _____ (SEAL)
LUCILE B. OLSEN _____ (SEAL)

_____ (SEAL)

AUTHENTICATION

Signature(s) _____
authenticated this _____ day of _____, 19 _____

ACKNOWLEDGMENT

State of Wisconsin, } ss.
Green Lake County }
Personally came before me this 23rd day of January, 19 98, the above named Lucile B. Olsen

TITLE: MEMBER STATE BAR OF WISCONSIN
(If not, _____
authorized by §706.06, Wis. Stats.)

to me known to be the person _____ who executed the foregoing instrument, and he/she/it acknowledged the same.

THIS INSTRUMENT WAS DRAFTED BY
ATTORNEY JOHN B. SELSING
BERLIN, WI 54923

John M. Reitz
Notary Public, Green Lake County, Wis.
My commission expires permanent (If not, state expiration date) April 23, 2000 19 _____)

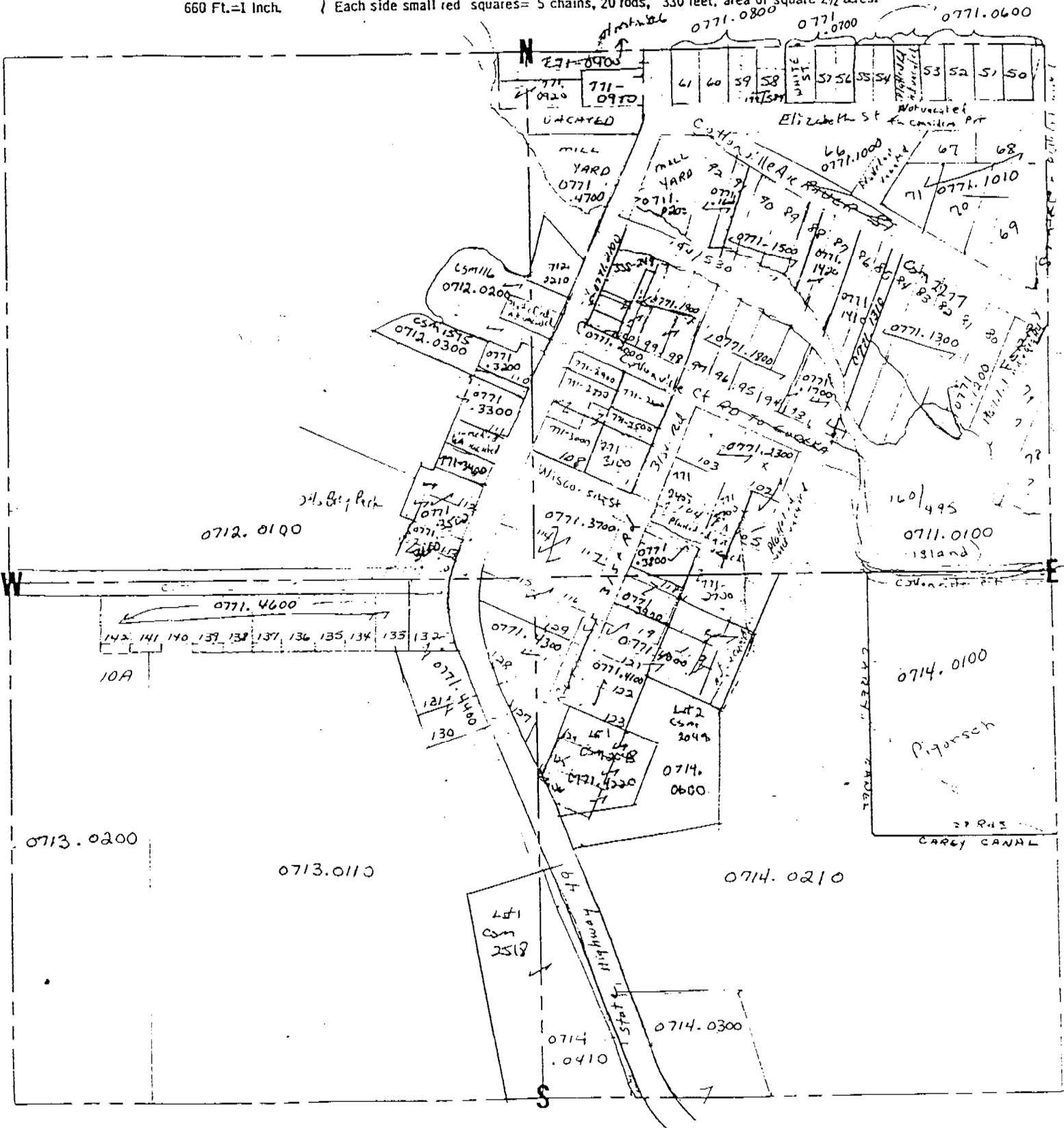
(Signatures may be authenticated or acknowledged. Both are not necessary.)

3-1-90
 4-14-90
 7-20-91
 6-14-92

1875-1880 APPROXIMATE MAP

VN: 223 map 4.15

SCALE FOR SECTION, } Each side large blue squares=20 chains, 80 rods, 1320 feet; area of square 40 acres.
 660 Ft.=1 Inch. } Each side small red squares= 5 chains, 20 rods, 330 feet; area of square 2½ acres.



SCALE FOR QUARTER SECTION, } Each side large blue squares= 10 chains, 40 rods, 660 feet; area of square 10 acres.
 330 Ft.= 1 Inch } Each side small red squares=2. 5 chains, 10 rods, 165 feet; area of square .625 of 1 acre.

PRONTO LAND MEASURE 660-330 MAP SHEET PRONTO LAND MEASURE

361904

Document Number

GROUNDWATER USE RESTRICTION

VDI 523 PAGE 435
WAUSHARA COUNTY, WISCONSIN
Received for record this
19th day of February
AD 1999 at 10:18AM
and recorded in volume 523
of records page 435-438
Document Number: 361904

[Signature]

Register of Deeds
Recording Area

Lot No. 62 and a part of Lots No. 63 & 64, described as follows: Commencing at the SE corner of Lot 63 and running thence N 30', thence W 9 rods, thence South 30' and thence E 9 rods, to the place of beginning, all in the plat of Auroraville.

Cheryl R. Olsen
315 N Oxford St
Lodgepole Pine Center

Name and Return Address

~~0771.0920~~ 910
Parcel Identification Number (PIN)

Declaration of Restrictions:

STATE OF WISCONSIN
COUNTY OF Waushara

WHEREAS, Paul E. and Cheryl R. Olsen is the owner of the above described property.

WHEREAS, one or more Petroleum-related discharges have occurred at this property. Petroleum-related contaminated groundwater above ch. NR 140 enforcement standards exists on this property at the following locations: **1,2 dichloroethane at 8.9 micrograms per liter in the location of the excavation sump identified on the map (Figure No. 1), attached and hereby made part of the document.**

WHEREAS, it is the desire and intention of the property owner to impose on the property restrictions which will make it unnecessary to conduct additional 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 exceeding ch. NR 140, Wis. Adm. Code groundwater standards within the boundaries of this property.

WHEREAS, construction of wells where the water quality exceeds the drinking water standards in ch. 809, Wis. Adm. Code is restricted by ch. NR 811, Wis. Adm. Code and ch. NR 812, Wis. Adm. Code. Special well construction standards or water treatment requirements, or both, or well construction prohibitions may apply.

NOW THEREFORE, the owner hereby declares 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 prohibitions or requirements are applicable prior to construction or reconstruction a well on this property. No well may be constructed or reconstructed on this property unless applicable requirements are met.

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 and 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 the restrictions set forth in this covenant are no longer required. Upon 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, with a copy of the Department's written determination, may be recorded to give notice that this groundwater use restriction is no longer binding.

IN WITNESS WHEREOF, the owner of the property has executed this Declaration of Restrictions, this 18th day of February, 1999

Signature: Paul E. Olsen Cheryl R. Olsen

Printed Name: PAUL E. OLSEN CHERYL R. OLSEN

Subscribed and sworn to before me

this 18th day of February, 1999
Denise A Blader

Notary Public, State of WISCONSIN

My commission 12/22/02

5/1/8

APPROVED BY: GMS

5/7/8

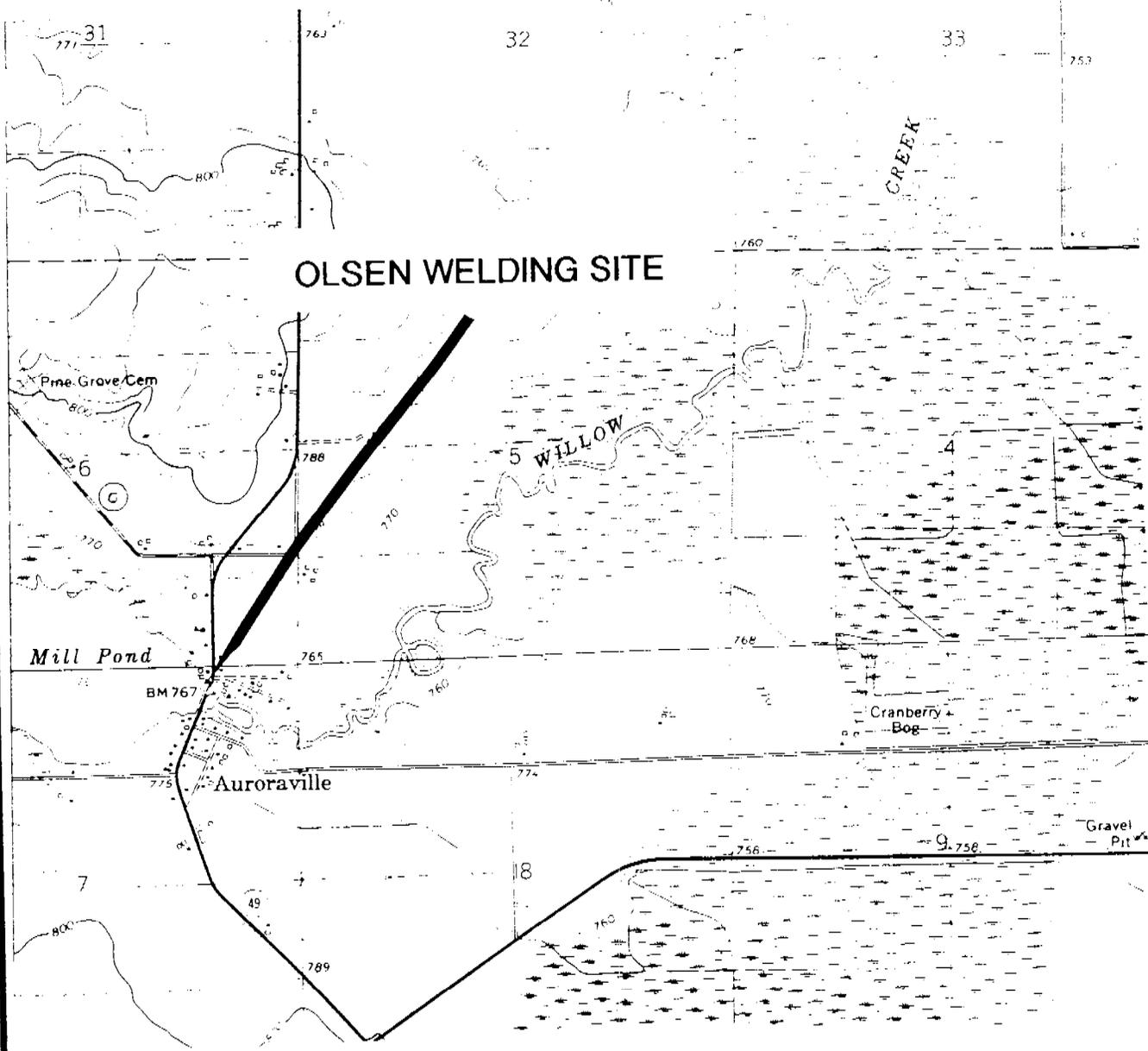
CHECKED BY: HC

5/13/98

LME

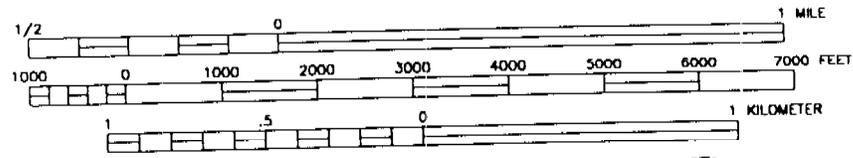
93.342L2

DRAWING NO.



(USGS 1961)

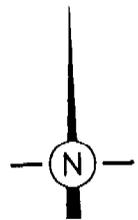
SCALE
1:24000



CONTOUR INTERVAL 10 FEET

TEIT

Fluid Management
 A Division of  **ENVIROGEN, Inc.**



**Site Location Map
 Olsen Welding Site
 Auroraville, Wisconsin**

FIGURE NO.
1

THE INTERPRETATIONS IN THIS FIGURE ARE BASED ON KNOWN POINTS IN TIME AND SPACE AND ARE INTEGRAL TO A WRITTEN REPORT AND SHOULD BE REVIEWED IN THAT CONTEXT.

5/13/98

UNB

APPROVED BY:

5/13/98

MC

CHECKED BY:

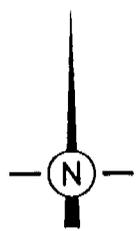
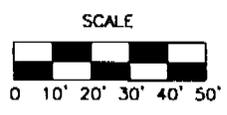
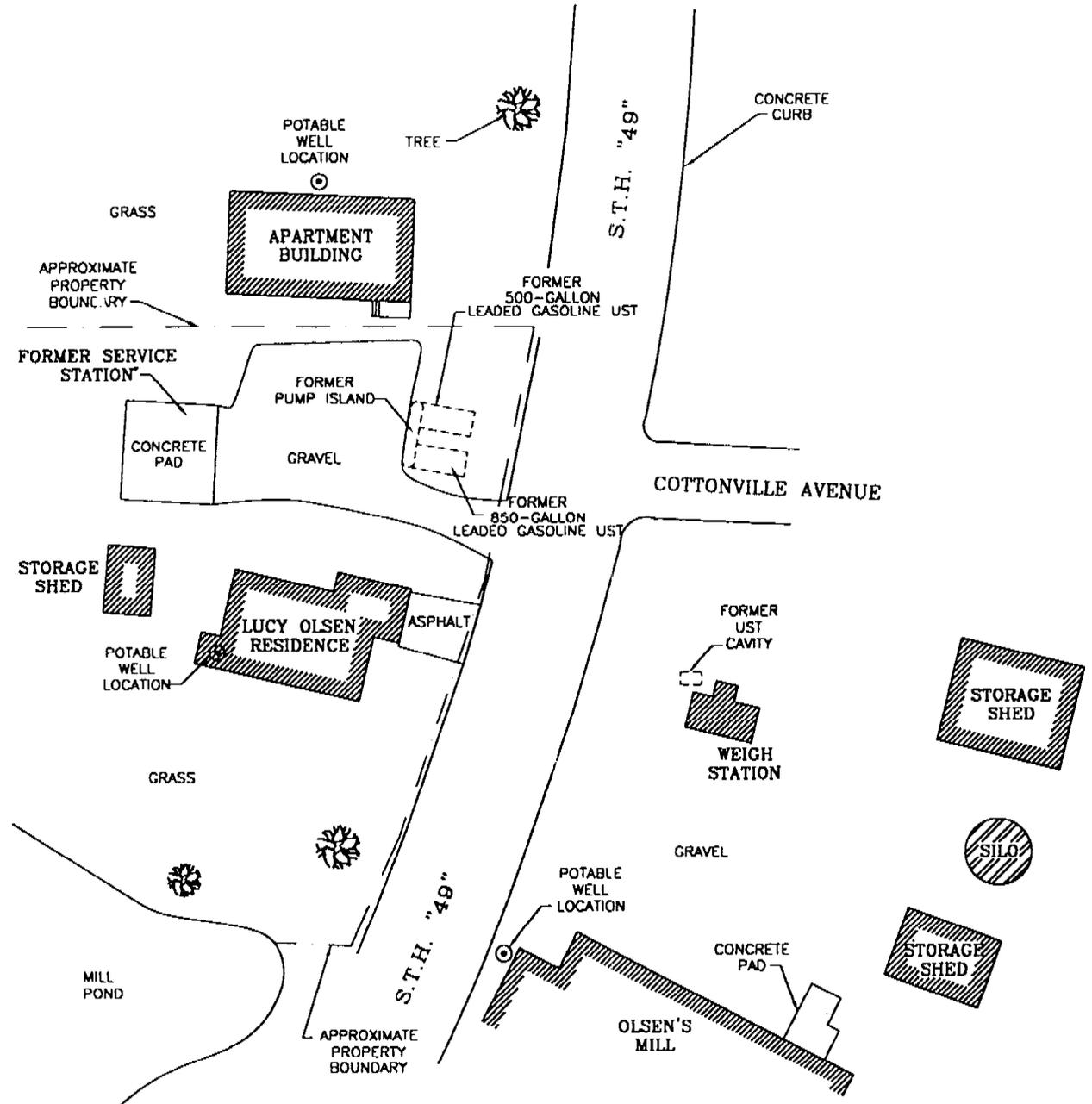
5/13/98

LME

DRAWN BY:

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DRAWING NO.



**Site Plan View
Olsen Welding Site
Auroraville, Wisconsin**

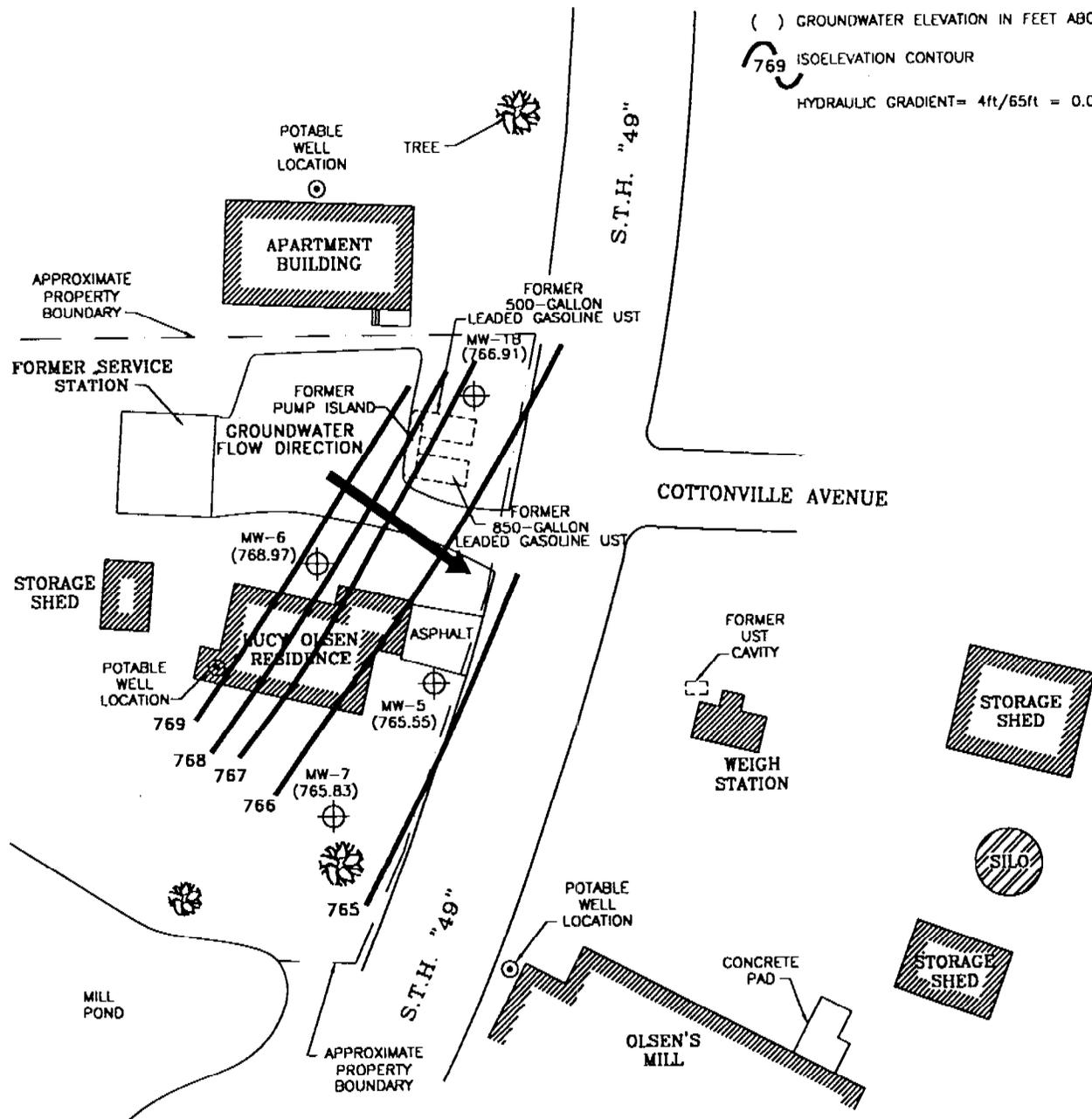
FIGURE NO.
2

THE INTERPRETATIONS IN THIS FIGURE ARE BASED ON KNOWN POINTS IN TIME AND SPACE AND ARE INTEGRAL TO A WRITTEN REPORT AND SHOULD BE REVIEWED IN THAT CONTEXT.

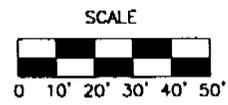
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 DRAWN BY: LME
 CHECKED BY: [Signature]
 APPROVED BY: [Signature]
 5/13/98
 5/13/98
 5/13/98

LEGEND

-  MONITORING WELL
-  () GROUNDWATER ELEVATION IN FEET ABOVE MSL
-  769 ISOELEVATION CONTOUR
- HYDRAULIC GRADIENT = $4\text{ft}/65\text{ft} = 0.06\text{ ft/ft}$



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Potentiometric Surface
(1/4/98)
Olsen Welding Site
Auroraville, Wisconsin

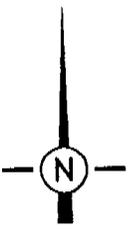


FIGURE NO.
3

THIS DRAWING IS THE PROPERTY OF ENVIROGEN, INC. AND IS NOT TO BE REPRODUCED OR TRANSMITTED IN ANY FORM OR BY ANY MEANS, ELECTRONIC OR MECHANICAL, INCLUDING PHOTOCOPYING, RECORDING, OR BY ANY INFORMATION STORAGE AND RETRIEVAL SYSTEM.

APPROVED BY:

CHECKED BY:

11/3/98

LME

93.342.10

DRAWN BY:

SCALE

LEGEND

⊕ MONITORING WELL

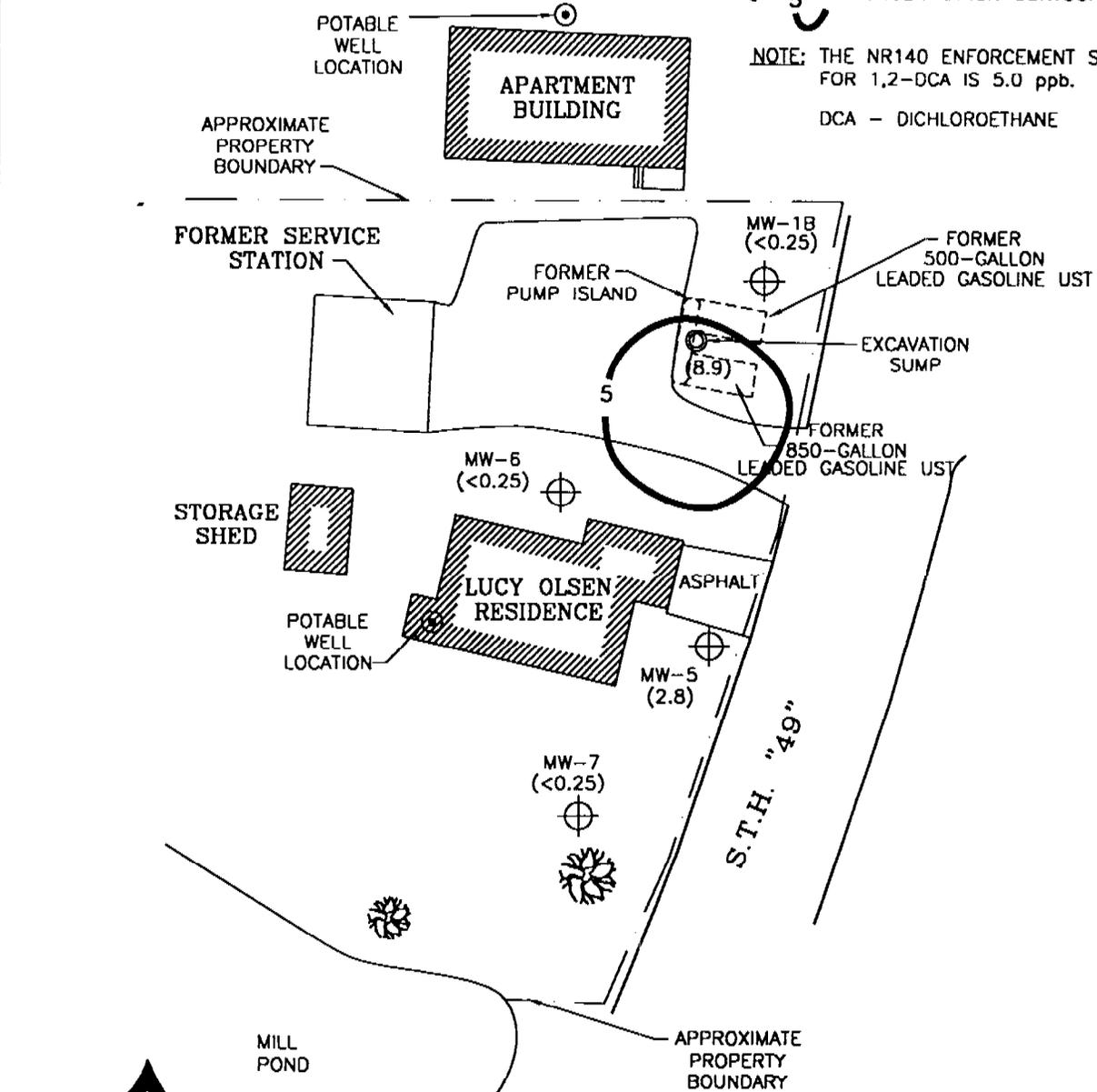
⊙ EXCAVATION SUMP

() CONCENTRATION IN ppb

5 ISOCONCENTRATION CONTOUR

NOTE: THE NR140 ENFORCEMENT STANDARD FOR 1,2-DCA IS 5.0 ppb.

DCA - DICHLOROETHANE



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 A Division of  ENVIROGEN, Inc.



**Post Remedial Groundwater
 1,2-DCA Distribution (1/14/98)
 Olsen Welding Site
 Auroraville, Wisconsin**

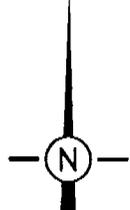


FIGURE NO.
1

THE INTERPRETATIONS IN THIS FIGURE ARE BASED ON KNOWN POINTS IN TIME AND SPACE AND ARE INTEGRAL TO A WRITTEN REPORT AND SHOULD BE REVIEWED IN THAT CONTEXT.

TABLE 4

Post-Remedial Groundwater Analytical Results
Olsen Welding Site
Auroraville, Wisconsin

Parameter	Date	Benzene	Ethylbenzene	Toluene	Xylenes (total)	1,2,4-TMB	1,3,5-TMB	1,2-DCA	MTBE
MW-1b	2/6/97	<0.31	<0.38	<0.39	<1.1	<0.32	<0.33	0.21	<0.14
	5/22/97	<0.47	<0.25	<0.29	<1.2	<0.41	<0.40	<0.61	<0.86
	8/8/97	<0.31	<0.26	<0.48	<1.0	<0.27	<0.18	4.3	<0.66
	1/14/98	<1.0	<0.25	<0.10	<0.25	<0.10	<0.10	<0.25	<0.25
MW-5	2/6/97	<0.31	<0.38	<0.39	<1.1	<0.32	<0.33	3	<0.14
	5/22/97	<0.47	<0.25	<0.29	<1.2	<0.41	<0.40	0.98	<0.86
	8/8/97	<0.31	<0.26	<0.48	<1.0	<0.27	<0.18	<0.55	<0.66
	1/14/98	<0.10	<0.25	<0.10	<0.25	<0.10	<0.10	2.8	<0.25
MW-6	2/6/97	<0.31	<0.38	<0.39	<1.1	<0.32	<0.33	<0.20	<0.14
	5/22/97	<0.47	<0.25	<0.29	<1.2	<0.41	<0.40	<0.61	<0.86
	8/8/97	<0.31	<0.26	<0.48	<1.0	<0.27	<0.18	<0.55	<0.66
	1/14/98	<0.10	<0.25	0.11	<0.25	<0.10	<0.10	<0.25	<0.25
MW-7	2/6/97	<0.31	<0.38	<0.39	<1.1	<0.32	<0.33	<0.20	<0.14
	5/22/97	<0.47	<0.25	<0.29	<1.2	<0.41	<0.40	<0.61	<0.86
	8/8/97	<0.31	0.78	<0.39	<1.1	<0.32	<0.33	<0.20	<0.14
	1/14/98	<0.10	<0.25	<0.10	<0.25	<0.10	<0.10	<0.25	<0.25
Sump	2/6/97	1.5	0.4	<0.39	2.2	0.88	0.54	36	<0.14
	5/22/97	32	1.5	4.7	39	12	7.5	21	<0.86
	8/8/97	<0.31	<0.26	<0.48	<1.0	<0.27	<0.18	<0.55	<0.66
	1/14/98	1.7	<0.25	<0.10	<0.25	<0.10	<0.10	8.9	<0.25
Trip Blank	6/28/97	0.14	<0.12	0.14	<1.8	<0.34	<0.48	2	<0.21
	6/28/97	<0.13	<0.25	<0.12	<1.8	<0.34	<0.48	<0.25	<0.21
	1/14/98	<0.10	<0.25	0.14	<0.25	<0.10	<0.10	<0.25	<0.25
NR 140 ES		5	700	343	620	NS	NS	5	60
NR 140 PAL		0.5	140	68.6	124	NS	NS	0.5	12

Notes:

Shading indicates value equals or exceeds the NR 140 enforcement standard

Cross hatching indicates value equals or exceeds the NR 140 preventive action limit

MTBE: Methyl t-butyl ether

DCA: Dichloroethane

TMB: Trimethylbenzene

Checked by:
Approved by: