

GIS REGISTRY INFORMATION

SITE NAME:	O'Brien Apartments			FID #	
BRRTS #:	03-16-251731			(if appropriate):	
COMMERCE #:	54880-4966-02-A				
CLOSURE DATE:	April 16, 2007				
STREET ADDRESS:	2102 Ogden Ave				
CITY:	Superior				
SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection):	X =	359365	Y =	695443	
CONTAMINATED MEDIA:	Groundwater	<input type="checkbox"/>	Soil	<input checked="" type="checkbox"/>	Both <input type="checkbox"/>
OFF-SOURCE GW CONTAMINATION >ES:		Yes <input type="checkbox"/>		No <input checked="" type="checkbox"/>	
• IF YES, STREET ADDRESS:					
• GPS COORDINATES X = Y =					
(meters in WTM91 projection):					
OFF-SOURCE SOIL CONTAMINATION	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>	
>Generic or Site-Specific RCL (SSRCL):					
• IF YES, STREET ADDRESS 1:					
• GPS COORDINATES X = Y =					
(meters in WTM91 projection):					
CONTAMINATION IN RIGHT OF WAY:	Yes	<input type="checkbox"/>	No	<input checked="" type="checkbox"/>	
<u>DOCUMENTS NEEDED</u>					
Closure Letter, and any conditional closure letter issued or denial letter issued					<input checked="" type="checkbox"/>
Copy of any maintenance plan referenced in the final closure letter					<input type="checkbox"/>
Copy of (soil or land use) deed notice <i>if any required as a condition of closure</i>					<input type="checkbox"/>
Copy of most recent deed, including legal description, for all affected properties					<input checked="" type="checkbox"/>
Certified survey map or relevant portion of the recorded plat map <i>(if referenced in the legal description)</i> for all affected properties					<input type="checkbox"/>
County Parcel ID number, <i>if used for county</i> , for all affected properties					<input checked="" type="checkbox"/>
Location Map that 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. If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site.					<input checked="" type="checkbox"/>
Detailed Site Map(s) for all affected properties , showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. 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.					<input checked="" type="checkbox"/>
Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)					<input type="checkbox"/>
Tables of Latest Soil Analytical Results (no shading or cross-hatching)					<input checked="" type="checkbox"/>
Isoconcentration map(s), <i>if required for site investigation (SI)</i> . The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map.					<input type="checkbox"/>
GW: Table of water level elevations, with sampling dates, and free product noted if present					<input type="checkbox"/>
GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)					<input type="checkbox"/>
SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour					<input checked="" type="checkbox"/>
Geologic cross-sections, <i>if required for SI</i>					<input type="checkbox"/>
RP certified statement that legal descriptions are complete and accurate					<input checked="" type="checkbox"/>
Copies of off-source notification letters (if applicable)					<input type="checkbox"/>
Letter informing ROW owner of residual contamination (if applicable) (public, highway or railroad ROW)					<input type="checkbox"/>



ENVIRONMENTAL & REGULATORY SERVICES DIVISION
BUREAU OF PECFA
P.O. Box 8044
Madison, Wisconsin 53708-8044
TDD #: (608) 264-8777
Fax #: (608) 267-1381
Jim Doyle, Governor
Mary P. Burke, Secretary

April 16, 2007

Corey Bachand
7926 S County Rd A
Superior, WI 54880

RE: **Final Closure**

Commerce # 54880-4966-02-A DNR BRRTS # 03-16-251731
O'Brien Apartments, 2102 Ogden Ave, Superior

Dear Mr. Bachand:

The Wisconsin Department of Commerce (Commerce) has received all items required as conditions for closure of the site referenced above. This case is now listed as "closed" on the Commerce database and will be included on the Department of Natural Resources (DNR) Geographic Information System (GIS) Registry of Closed Remediation Sites to address residual contamination. It is in your best interest to keep all documentation related to the environmental activities that were conducted.

If residual contamination is encountered in the future, it must be managed in accordance with all applicable state and federal regulations. If it is determined that any remaining contamination poses a threat, the case may be reopened and further investigation or remediation may be required.

Thank you for your efforts to bring this case to closure. If you have any questions, please contact me in writing at the letterhead address or by telephone at (608) 261-7718.

Sincerely,

Will M. Myers
Geologist
Site Review Section

754108

Document Number

QUIT CLAIM DEED

DOCUMENT # 754108

Corey Bachand, Adam Bachand, and Bruce Bachand, as tenants in common, quit-claim to Bachand Estates LLP, a Wisconsin limited liability partnership, the following described real estate in Douglas County, State of Wisconsin:

The North Half (N 1/2) (also known as the North Sixty-five feet (N 65') of Lots One (1) through Twelve (12), inclusive, Block Two Hundred Ten (210), West Superior, Ninth Division, in the City of Superior, Douglas County, Wisconsin; together with electric and sewer easements upon the South Fifteen feet (S 15') of said lots reserved in those deeds recorded in Volume 160 of Deeds, page 199 and page 492.

Recorded FEB. 24, 2003 AT 08:00AM

KATHY F. HANSON DOUGLAS COUNTY RECORDER SUPERIOR, WI 54880-2769

Recording Fee: \$11.00 Name and Return Address: Fee Exempt 77.25-(15M)

James B. Egle Stafford Rosenbaum LLP P.O. Box 1784 Madison, WI 53701-1784

07-807-00953-00 07-807-00955-00 (Parcel Identification Number)

11/ek

Together with all appurtenant rights, title and interests.

This is not homestead property.

Dated this 4th day of October, 2002.

Signature of Corey Bachand

*Corey Bachand

Signature of Bruce Bachand

*Bruce Bachand

Signature of Adam Bachand

*Adam Bachand

AUTHENTICATION

Signature(s) _____

authenticated this _____ day of _____, 20__.

signature _____ type or print name _____

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

THIS INSTRUMENT WAS DRAFTED BY James B. Egle Stafford Rosenbaum LLP

ACKNOWLEDGMENT

STATE OF WISCONSIN DOUGLAS COUNTY Personally came before me this 4th day of October, 2002 the above named Corey Bachand, Adam Bachand, and Bruce Bachand, to me known to be the persons who executed the foregoing instrument and acknowledge the same.

Signature of Heidi J. Sellwood signature Heidi J. Sellwood type or print name Heidi J. Sellwood

Notary Public Douglas County, Wisconsin My commission is permanent. (If not, state expiration date: 4/16, 2006.)

*Names of persons signing in any capacity should be typed or printed below their signatures.

HEIDI J. SELLWOOD

Notary Public - State of Wisconsin

719945

WARRANTY DEED

DOCUMENT # 719945

Document Number

ELPHIE O. CARLSON, SINGLE PERSON, GRANTOR conveys and warrants to COREY BACHAND, MARRIED, ADAM BACHAND, MARRIED, and BRUCE BACHAND, MARRIED, AS TENANTS IN COMMON, GRANTEES

Recorded MAY 16, 2000 AT 01:55PM KATHY F. HANSON DOUGLAS COUNTY RECORDER SUPERIOR, WI 54880-2769 Fee Amount: \$10.00 Fee Exempt 77.25-(17)

the following described real estate in Douglas County, State of Wisconsin:

The North Half (N 1/2) (also known as the North Sixty-five feet (N 65')) of Lots One (1) through Twelve (12), inclusive, Block Two Hundred Ten (210), West Superior, Ninth Division, in City of Superior, Douglas County, Wisconsin; together with electric and sewer easements upon the South Fifteen feet (S 15') of said lots reserved in those deeds recorded in Volume 160 of Deeds, page 199 and page 492.

This Deed is given in satisfaction of the Land Contract between the parties dated March 30, 2000 and recorded as Document #718789.

Name and Return Address

SATCO 32900

CK 10

07-807-00953-00 07-807-00955-00 (Parcel Identification Number)

This is not homestead property.

Subject to restrictions, reservations, easements and exceptions of record.

Dated this 15 day of May, 2000.

Signature of Elphie O. Carlson, Grantor

AUTHENTICATION

Signature(s)

authenticated this ___ day of ___, 2000

TITLE: MEMBER STATE BAR OF WISCONSIN (If not, authorized by §706, Wis. Stats.)

This instrument was drafted by Robert C. Gee 1507 Tower Avenue, Suite 312 Superior, Wisconsin 54880

ACKNOWLEDGMENT

STATE OF WISCONSIN Douglas County. Personally came before me this 15th day of May, 2000 the above named Elphie O. Carlson, Grantor to me known to be the person who executed the foregoing instrument and acknowledge the same.

Signature of Notary Public, Douglas County, Wisconsin My Commission Expires: 7/23/00

**2006 REAL ESTATE TAX RECORD
CITY OF SUPERIOR - DOUGLAS COUNTY
Parcel Number: 078070095300**

PROPERTY INFORMATION				VALUATION INFORMATION			
Computer Number	281 - 09256 - 0000			Acres	Land	Improvements	
Municipality	281 - CITY OF SUPERIOR			G2	0.224	19500	218400 2:
School District	5663 - SUPERIOR SCHOOL DIST			All Classes	0.224	19500	218400 2:
Special District(s)	99 - TIF LEVY			Legal Acres	Assessment Ratio	Estimated F	
				0.000	0.9851	2:	
OWNER INFORMATION				REGISTER OF DEEDS INFORMATION			
BACHAND ESTATES LLP 2630 E 8TH ST SUPERIOR, WI 54880				Volume	Page		
TAXES				LEGAL DESCRIPTION			
Installments	First	Second		Property Address			
	2,300.84	2,300.83		House #	½ PD	Street Name	Street Type
		Amount Paid	Amount Due	2102-2	- -	OGDEN	AVE
Gross Tax	4,905.36	-	-	Tract			
School Credit	-303.69	-	-	Section	Town	Town Dir	Range
Lottery Credit	-0.00	-	-	0	0	-	0
Net Tax	4,601.67	2,300.84	2,300.83	Range Dir	40 ¼	1	-
Special Assmnts.	0.00	0.00	0.00	Plat, Lot and Block			
Special Charges	0.00	0.00	0.00	Plat	Lot	Block	
Woodlands	0.00	0.00	0.00	NOT AVAILABLE - -			
Interest		0.00	0.00	Legal Description			
Penalty		0.00	0.00	WEST SUPERIOR, 9TH DIV			
Total	4,601.67	2,300.84	2,300.83	N 1/2 LOTS 1 THRU 6,			
				BL 210			
				#754108			
Property Information is valid as of 02 Apr 2007 08:00 AM.							
For more information, please contact: Sandra J. Petzold Douglas County Treasurer 715.395.1348							
Note: Legal Acres, as listed in the Property's Legal Description, may differ slightly from the Total Acres, or the sum of the acreage for all land classifications.							

Map Created on Apr 16, 2007



Legend

Sites Closed with Residual Contamination

-  Groundwater
-  Soil
-  Groundwater and Soil
-  Offsource Contamination
-  County Boundary
-  24K Open Water
-  Municipalities

0 150 300 450 ft.

Map created on Apr 16, 2007



Scale: 1:1,522

This map is a user generated static output from an Internet mapping site and is for general reference only. Data layers that appear on this map may or may not be accurate, current, or otherwise reliable. THIS MAP IS NOT TO BE USED FOR NAVIGATION.

\$PENS\$
 11 SEP 100
 d:\waste\101227\m.dgn
 DGN LEVEL

*LEV2
 *REF09
 *LEV06
 *LEV03

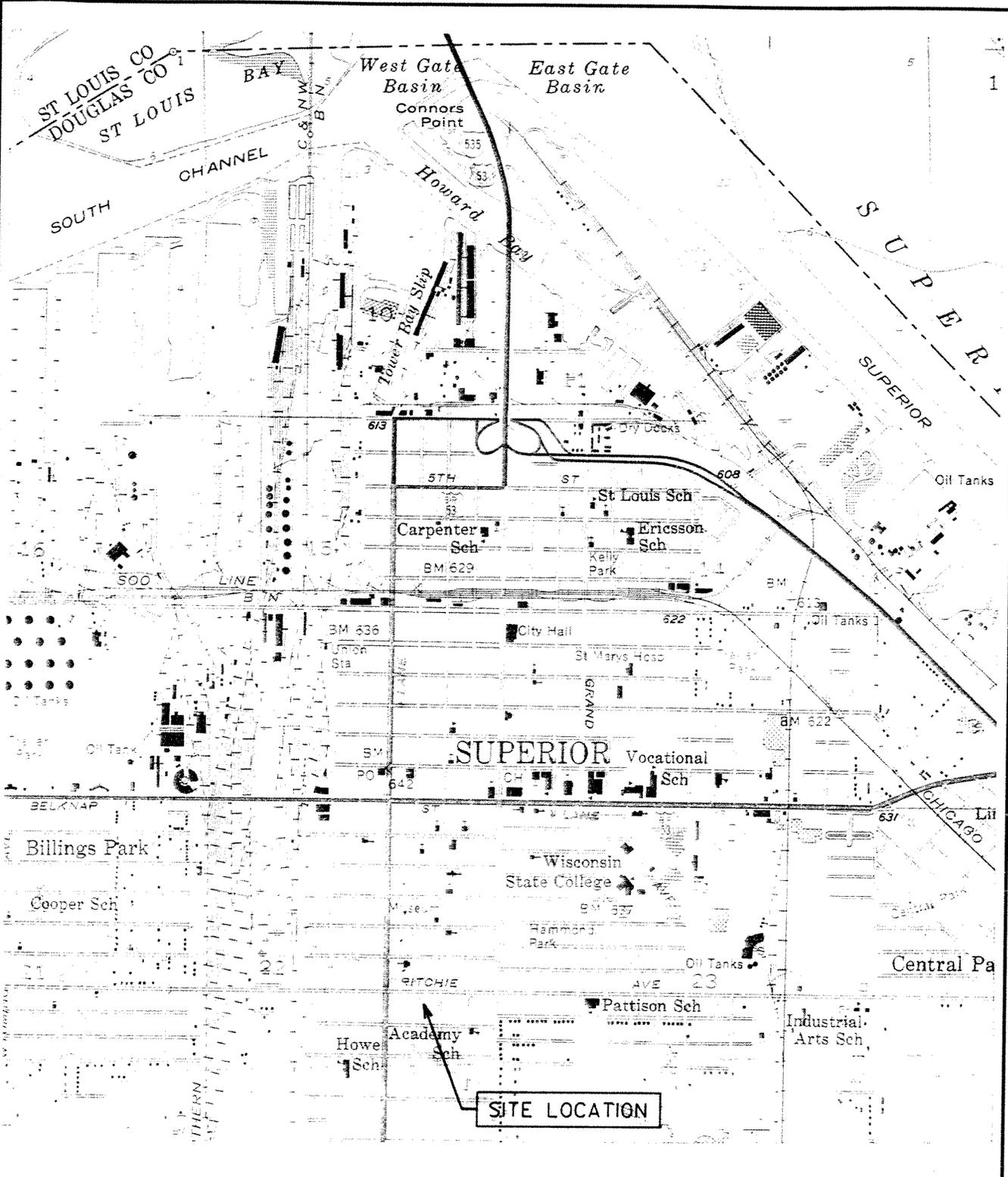
*REF0
 *REF06
 *REF03

*LEV7
 *LEV08
 *LEV05
 *LEV02

*REF08
 *REF05
 *REF02

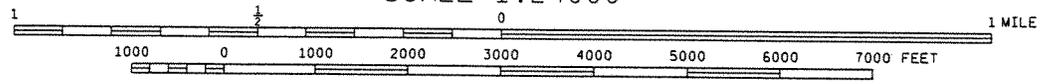
*LEV0
 *LEV07
 *LEV04
 *LEV01

*REF0
 *REF07
 *REF04
 *REF01



USGS MAP: SUPERIOR QUADRANGLE
 1954 (PHOTOREVISED 1969 & 1975)

SCALE 1:24000



O'BRIEN APARTMENTS
 SUPERIOR, WISCONSIN

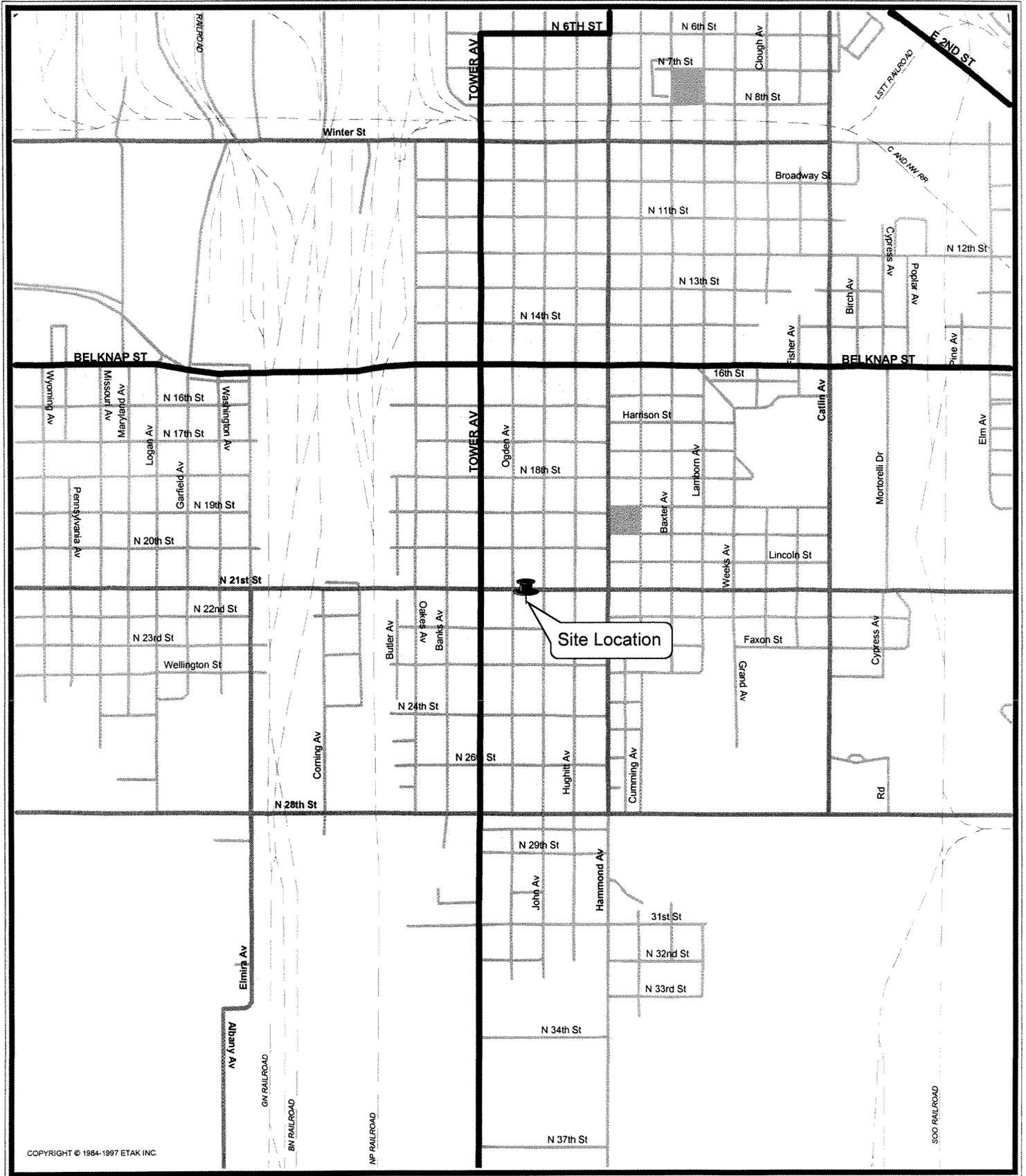
DRN. BY: *GJS* GJS
 CHK. BY: *GJS* GJS
 DATE: SEPT 2000
AVRES
 ASSOCIATES

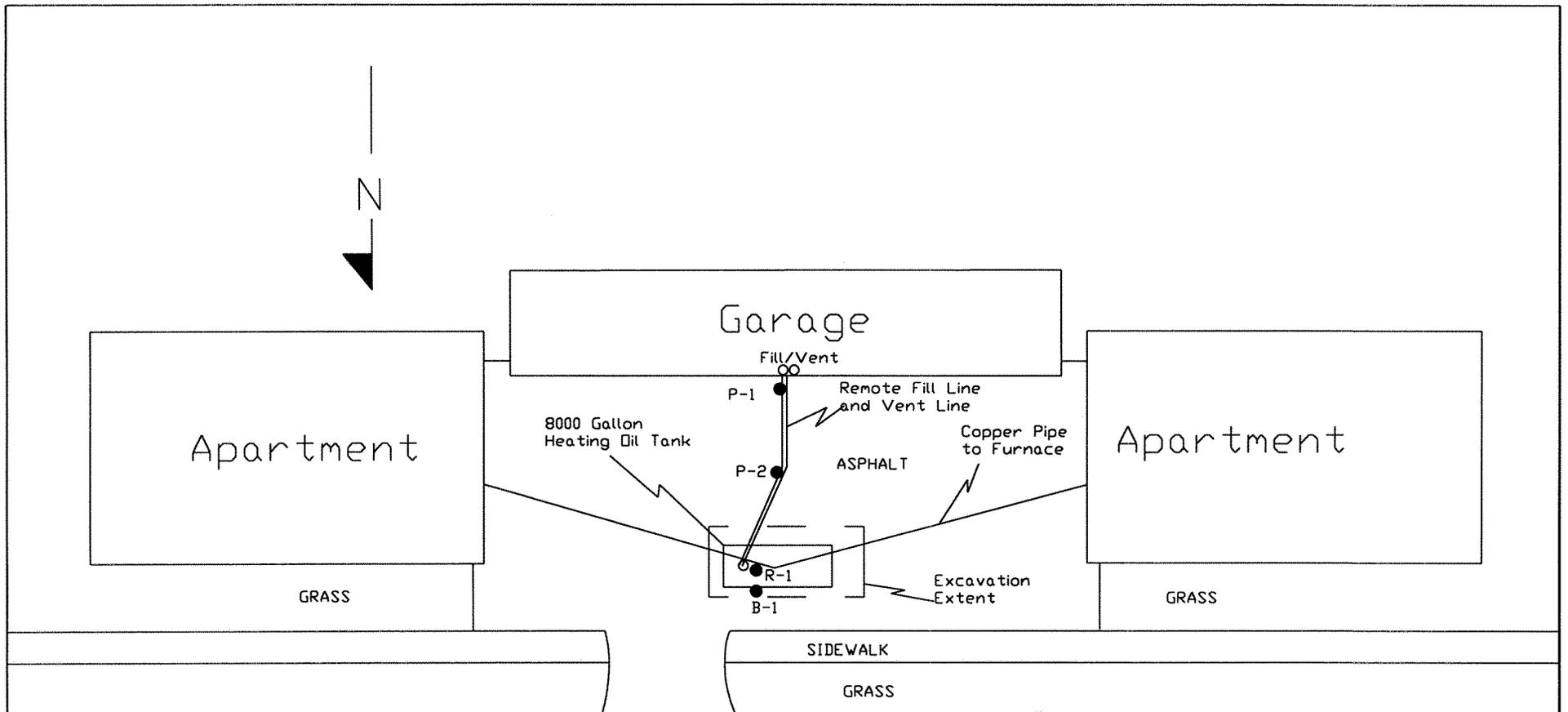
SITE LOCATION

FIGURE
 1

K:\WASTE\101227\LM.DGN

Figure 1: 20.007M Site Location Map





N. 21st Street

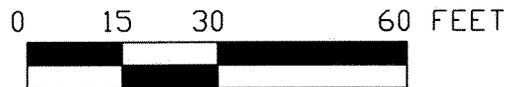


FIGURE 2

O'BRIEN APARTMENTS
SUPERIOR, WISCONSIN

SOIL SAMPLE LOCATION MAP

CREATED BY: MLK

DRAWN BY: LMK

DATE: 4/25/00

PROJECT # 20.007M

ICECOR

I C ENVIRONMENTAL CORPORATION



SOIL SAMPLE LOCATION

*REF10
*REF07
*REF04
*REF01

*LEV10
*LEV07
*LEV04
*LEV01

*REF11
*REF08
*REF05
*REF02

*LEV11
*LEV08
*LEV05
*LEV02

*REF12
*REF09
*REF06
*REF03

*LEV12
*LEV09
*LEV06
*LEV03

\$PEN\$
28 SEP 100
D:\WASTE\101227SI.dgn
DGN LEVEL

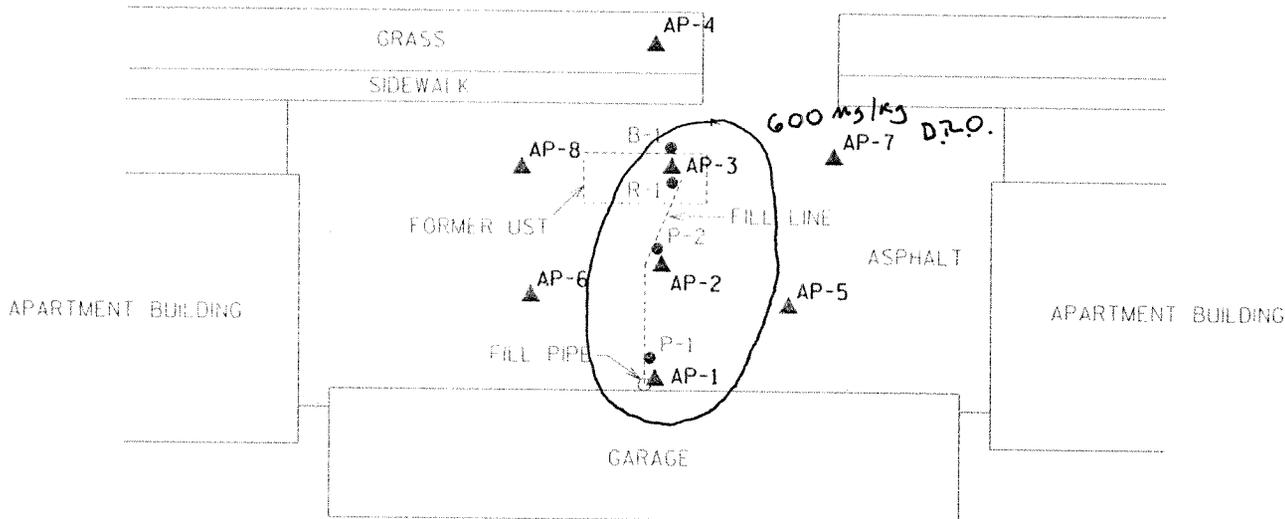
NOTE: THIS DRAWING WAS PREPARED IN COLOR. REPRODUCTION BY MEANS OTHER THAN EQUIVALENT COLOR COPYING MAY CAUSE SOME DATA TO BE LOST OR MISREPRESENTED.



NORTH



N. 221st STREET



LEGEND:	
▲ AP-1	SOIL PROBE (BY AYRES ASSOCIATES)
● P-1	SAMPLES (BY ICECOR ENVIRONMENTAL CORP.)
● R-1	
● B-1	

OBRIEN APARTMENTS
SUPERIOR, WISCONSIN

DRN. BY: *QJL JGS*
CHK. BY: *GJS*
DATE: SEP 2000
AYRES ASSOCIATES

SOIL PROBE LOCATION
SITE PLAN

FIGURE

2



ANALYTICAL REPORT

1 of 12

AYRES ASSOCIATES
TERRI HAZELTON
3433 OAKWOOD HILLS PKWY
EAU CLAIRE, WI 54702

RECEIVED
AUG 23 2000
AYRES ASSOCIATES

Project Name: O'BRIEN APARTMENTS
Contract #: 1451
Project #:
Folder #: 7881
Purchase Order #:
Arrival Temperature Deg. C: ON ICE
Report Date: 8/22/00
Date Received: 8/4/00

CTI LAB#:	31518	Sample Description:	B1 1-2	Sampled:	8/2/00	245
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Analyte	Result	Units	LOD	LOQ	Dilution	Qualifier	Prep Date	Analysis Date	Analyst	Method
Inorganic Results										
Solids, Percent	76.50	%	N/A	N/A	1			8/8/00	KJF	EPA 5030A
Organic Results										
Diesel Range Organics	610 ✓	mg/kg	18	61	10	L	8/11/00	8/16/00	LMG	WDNR DRO
Qualifiers applying to all Analytes of Method EPA 8020: V										
Benzene	<0.10	mg/kg	0.10	0.30	10		8/9/00	8/10/00	RLD	EPA 8020
Ethylbenzene	0.59 ✓	mg/kg	0.10	0.40	10		8/9/00	8/10/00	RLD	EPA 8020
Methyl tert-butyl ether	<0.090	mg/kg	0.090	0.30	10		8/9/00	8/10/00	RLD	EPA 8020
Toluene	<0.10	mg/kg	0.10	0.40	10		8/9/00	8/10/00	RLD	EPA 8020
1,2,4-Trimethylbenzene	2.8 ✓	mg/kg	0.10	0.40	10		8/9/00	8/10/00	RLD	EPA 8020
1,3,5-Trimethylbenzene	5.3 ✓	mg/kg	0.10	0.40	10		8/9/00	8/10/00	RLD	EPA 8020
m & p-Xylene	0.68 ✓	mg/kg	0.20 *	0.70	10		8/9/00	8/10/00	RLD	EPA 8020
o-Xylene	0.31 ✓	mg/kg	0.090	0.30	10		8/9/00	8/10/00	RLD	EPA 8020

CTI LAB#:	31520	Sample Description:	B1 1-7	Sampled:	8/2/00	245
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Analyte	Result	Units	LOD	LOQ	Dilution	Qualifier	Prep Date	Analysis Date	Analyst	Method
Inorganic Results										
Solids, Percent	77.40	%	N/A	N/A	1			8/8/00	KJF	EPA 5030A
Organic Results										
Diesel Range Organics	<1.8	mg/kg	1.8	6.1	1		8/11/00	8/16/00	LMG	WDNR DRO
1-Methylnaphthalene	<0.021	mg/kg	0.021	0.070	1		8/7/00	8/9/00	SHU	EPA 8310

WI DNR Lab Certification Number: 157066030
DATCP Certification Number: 289



CTI LAB#:	31522	Sample Description:	B2 2-7	Sampled:	8/2/00	300
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Analyte	Result	Units	LOD	LOQ	Dilution	Qualifier	Prep Date	Analysis Date	Analyst	Method
Fluorene	<0.010	mg/kg	0.010	0.034	1		8/7/00	8/9/00	SHU	EPA 8310
Indeno(1,2,3-cd)pyrene	0.0089	mg/kg	0.0058 *	0.019	1		8/7/00	8/9/00	SHU	EPA 8310
Naphthalene	<0.020	mg/kg	0.020	0.067	1		8/7/00	8/9/00	SHU	EPA 8310
Phenanthrene	0.010	mg/kg	0.0033 *	0.013	1		8/7/00	8/9/00	SHU	EPA 8310
Pyrene	0.087	mg/kg	0.012	0.037	1		8/7/00	8/9/00	SHU	EPA 8310
Benzene	<0.025	mg/kg	0.010	0.030	1		8/9/00	8/10/00	RLD	EPA 8020
Ethylbenzene	<0.025	mg/kg	0.010	0.040	1		8/9/00	8/10/00	RLD	EPA 8020
Methyl tert-butyl ether	<0.025	mg/kg	0.0090	0.030	1		8/9/00	8/10/00	RLD	EPA 8020
Toluene	<0.025	mg/kg	0.010	0.040	1		8/9/00	8/10/00	RLD	EPA 8020
1,2,4-Trimethylbenzene	<0.025	mg/kg	0.010	0.040	1		8/9/00	8/10/00	RLD	EPA 8020
1,3,5-Trimethylbenzene	<0.025	mg/kg	0.010	0.040	1		8/9/00	8/10/00	RLD	EPA 8020
m & p-Xylene	<0.025	mg/kg	0.020	0.070	1		8/9/00	8/10/00	RLD	EPA 8020
o-Xylene	<0.025	mg/kg	0.0090	0.030	1		8/9/00	8/10/00	RLD	EPA 8020

CTI LAB#:	31523	Sample Description:	B3 3-2	Sampled:	8/2/00	315
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Analyte	Result	Units	LOD	LOQ	Dilution	Qualifier	Prep Date	Analysis Date	Analyst	Method
Inorganic Results										
solids, Percent	84.00	%	N/A	N/A	1			8/8/00	KJF	EPA 5030A
Organic Results										
iesel Range Organics	1200	mg/kg	33	110	20	L	8/11/00	8/16/00	LMG	WDNR DRO

Qualifiers applying to all Analytes of Method EPA 8020: V

Benzene	<0.20	mg/kg	0.20	0.60	20		8/9/00	8/14/00	RLD	EPA 8020
Ethylbenzene	0.45	mg/kg	0.20 *	0.80	20		8/9/00	8/14/00	RLD	EPA 8020
Methyl tert-butyl ether	<0.18	mg/kg	0.18	0.60	20		8/9/00	8/14/00	RLD	EPA 8020
Toluene	<0.20	mg/kg	0.20	0.80	20		8/9/00	8/14/00	RLD	EPA 8020
1,2,4-Trimethylbenzene	7.7	mg/kg	0.20	0.80	20		8/9/00	8/14/00	RLD	EPA 8020
1,3,5-Trimethylbenzene	3.6	mg/kg	0.20	0.80	20		8/9/00	8/14/00	RLD	EPA 8020
m & p-Xylene	1.6	mg/kg	0.40	1.4	20		8/9/00	8/14/00	RLD	EPA 8020
o-Xylene	<0.18	mg/kg	0.18	0.60	20		8/9/00	8/14/00	RLD	EPA 8020



BACHAND
ESTATES

Mr. Myers,

Enclosed is the Warranty Deed that you have requested for closure of the site at 2101 John Ave. and 2202 Ogden Ave. in Superior, WI. The Deed is accurate and correct. We executed a quit claim deed in Feb. of 2003 because of our new real estate company name. I have also enclosed a copy of that quit claim deed for your review.

Thank you for your time in this matter.

Corey Bachand

4-11-07

