GIS REGISTRY INFORMATION

SITE NAME:	PDQ Food Store #106		
BRRTS #:	03-13-237048	**FID #** (if appropriate):	
COMMERCE # (if appropriate):	53562-2223-19		
CLOSURE DATE:	March 24, 2006		
STREET ADDRESS:	6519 Century Ave		
CITY:	Middleton		

SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection):	**X =**	561306		**Y =**	292491	
CONTAMINATED MEDIA:	Groundwater		Soil		Both	X
OFF-SOURCE GW CONTAMINATION >ES:		**Yes**			**No**	X
• **IF YES, STREET ADDRESS:**						
• **GPS COORDINATES** (meters in WTM91 projection):	**X =**			**Y =**		
OFF-SOURCE SOIL CONTAMINATION >Generic or Site-Specific RCL (SSRCL):		**Yes**		**No**	X	
• **IF YES, STREET ADDRESS 1:**						
• **GPS COORDINATES** (meters in WTM91 projection):	**X =**			**Y =**		
CONTAMINATION IN RIGHT OF WAY:	**Yes**	X		**No**		

DOCUMENTS NEEDED

Closure Letter, and any conditional closure letter issued or denial 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	X
Geologic cross-sections, *if required for SI.* (8.5x14' if paper copy)	
RP certified statement that legal descriptions are complete and accurate.	X
Copies of off-source notification letters (if applicable)	
Letter informing ROW owner of residual contamination (if applicable)(public, highway or railroad ROW)	X
Copy of (soil or land use) deed restriction (s) or deed notice if any required as a condition of closure	
Copy of any maintenance plan referenced in the deed restriction	

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

commerce.wi.gov
Wisconsin
Department of Commerce

March 24, 2006

Jerry Archer
PDQ Food Stores Inc
8383 Greenway Blvd
PO Box 620997
Middleton, WI 53562-0997

RE: **Final Closure**

Commerce # 53562-2223-19 WDNR BRRTS # 03-13-237048
PDQ Food Store #106, 6519 Century Avenue, Middleton

Dear Mr. Archer:

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 Wisconsin Department of Natural Resources (WDNR) 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) 266-0562.

Sincerely,

Alan A. Hopfensperger

Alan A. Hopfensperger
Hydrogeologist
Site Review Section

cc: Jason Lowery, Terracon Consultants, Inc.
Case File

commerce.wi.gov
Wisconsin
Department of Commerce

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

May 23, 2005

Jerry Archer
PDQ Food Stores Inc
8383 Greenway Blvd
PO Box 620997
Middleton, WI 53562-0997

RE: **Conditional Case Closure**

Commerce # 53562-2223-19 WDNR BRRTS # 03-13-237048
PDQ Food Store #106, 6519 Century Ave, Middleton

Dear Mr. Archer:

The Wisconsin Department of Commerce (Commerce) has reviewed the request for case closure prepared by your consultant, Terracon, for the site referenced above. It is understood that residual soil and/or groundwater contamination remains on-site. Commerce has determined that this site does not pose a significant threat to the environment and human health. No further investigation or remedial action is necessary.

The following conditions must be satisfied to obtain final closure:

- Abandonment documentation for all monitoring wells in accordance with Chapter NR 141.25, Wisconsin Administrative Code.

This letter serves as your written notice of "no further action". Timely filing of your final PECFA claim (if applicable) is encouraged. If your claim is not received within 120 days of the date of this letter, interest costs incurred after 60 days of the date of this letter will not be eligible for PECFA reimbursement. Costs associated with recording deed notices or other restrictions are not eligible for PECFA reimbursement, and the recording of these notices should not delay the claim submittal process.

Thank you for your efforts to protect Wisconsin's environment. If you have any questions, please contact me in writing at the letterhead address or by telephone at (608) 266-0562.

Sincerely,

Alan A. Hopfensperger

Alan A. Hopfensperger
Hydrogeologist
Site Review Section

cc: Jason B. Lowery, Terracon
Case File

ENVIRONMENTAL & REGULATORY SERVICES DIVISION
BUREAU OF PECFA
P.O. Box 8044
Madison, Wisconsin 53708-8044
TDD #: (608) 264-8777
Fax #: (608) 267-1381
http://www.commerce.state.wi.us
http://www.wisconsin.gov
Jim Doyle, Governor
Cory L. Nettles, Secretary

Wisconsin
Department of Commerce

November 06, 2003

Jerry Archer
PDQ Food Stores Inc
8383 Greenway Blvd
PO Box 620997
Middleton, WI 53562-0997

RE: **Closure Denied**

Commerce # 53562-2223-19 WDNR BRRTS # 03-13-237048
PDQ Food Store #106, 6519 Century Avenue, Middleton

Dear Mr. Archer:

On September 19, 2003, the Wisconsin Department of Commerce (Commerce) received a request for case closure, dated September 16, 2003, prepared by your consultant, Terracon, for the site referenced above. Commerce has determined that this case cannot be closed until you provide additional information and address the following concerns:

Reasons for denial

- To date, only two rounds of groundwater sampling have been conducted in monitoring wells MW-1 and PZ-1. Groundwater sampling must be performed to the extent needed to clearly demonstrate stable or decreasing trends. It appears that two additional rounds of sampling are necessary to determine plume behavior and contaminant concentrations. Therefore, a minimum of two additional rounds of sampling is required from these wells. Sample and analyze groundwater monitoring wells MW-1 and PZ-1 for petroleum volatile organic compounds (PVOC's) and naphthalene. Sample all site wells for groundwater elevation data. Groundwater elevations must be measured from all wells and depicted on a groundwater flow diagram. Please provide the laboratory reports and chain-of-custody for all samples collected.

Within your next submittal to the department please also provide the following:

- Investigative waste disposal documentation.
- A Copy of most recent deed, including legal description, for all affected properties (Missing GIS Registry Package requirement).

Thank you for your efforts to protect Wisconsin's environment. If you have any questions, please contact me in writing at the letterhead address or by telephone at (608) 266-0562.

DOCUMENT NO. #0106

STATE BAR OF WISCONSIN FORM 1 - 1982
WARRANTY DEED

THIS SPACE RESERVED FOR RECORDING DATA

DANE COUNTY
REGISTER OF DEEDS

Doc No 2674811

1995-05-09 09:12 AM
Transfer Fee 150.00
Recording Fee 12.00
No of pages 2

V29814P 32

RETURN TO
PDQ Food Stores, Inc.
Attn. Judy Milis
P.O. Box 620997
Middleton, WI 53562

This Deed, made between Norbert H. Meyer and Kathryn C. Meyer, Co-Trustees under the Meyer Family Trust dated May 20, 1988,

Grantor, and PDQ Food Stores, Inc.,

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 Dane County, State of Wisconsin:

See Attached Exhibit "A" for legal description

Tax Parcel No: 50-0708-122-0116-4

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

Together with all and singular the hereditaments and appurtenances thereunto belonging;

And Norbert H. Meyer and Kathryn C. Meyer, Co-Trustees under the Meyer Family Trust dated May 20, 1988

warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except recorded restrictions, covenants, easements of record and all applicable zoning ordinances.

and will warrant and defend the same.

Dated this _____ day of _____, 19____.

Meyer Family Trust
BY: Norbert H. Meyer (SEAL)
*Norbert H. Meyer, Co-Trustee

BY: Kathryn C. Meyer (SEAL)
*Kathryn C. Meyer, Co-Trustee

BY: _____ (SEAL)
*

BY: _____ (SEAL)
*

AUTHENTICATION

Signature(s) _____

authenticated this _____ day of _____, 19____

*

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

THIS INSTRUMENT WAS DRAFTED BY

Attorney Marvin P. Ripp

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

ACKNOWLEDGEMENT

STATE OF ~~WISCONSIN~~ Arizona
~~Dane~~ Pima County. } ss.

Personally came before me this 4th day of May, 1995 the above named Meyer Family Trust; Norbert H. Meyer, Co-Trustee Kathryn C. Meyer, Co-Trustee

OFFICIAL SEAL
WALTER D. GRASSIE
NOTARY PUBLIC - STATE OF ARIZONA
PIMA COUNTY
My Commission Expires Feb. 5, 1996

to me known to be the person s who executed the foregoing instrument and acknowledge the same.

*Walter D. Grassie

Notary Public ~~Dane~~ / Pima County ~~Wis~~ / AZ
My Commission is permanent. (If not, state expiration date: @ February 5 1996.)

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

EXHIBIT "A" V29814P 33

PARCEL A:

Part of Lots Five (5) and Six (6), Block One (1), Pheasant Branch, in the City of Middleton, Dane County, Wisconsin, commencing at the Northwest corner of said Lot 6; thence Easterly 157 feet along the North line of said Lot 6; thence Southerly to a point on the South line of Lot 5 which is 171.8 feet Easterly of the Southwest corner thereof; thence Westerly along the South line of said Lot 5, 60 feet; thence Northerly to a point on the North line of Lot 5 which is 103 feet East of the Northwest corner of Lot 5; thence Westerly along the South line of said Lot 5, 103 feet to the East line of Branch Street; thence North to the point of beginning. EXCEPT that part of said Parcel A described as a parcel of land being part of Lot 6, Block 1, Pheasant Branch Plat, in the City of Middleton, Dane County, Wisconsin, to-wit: Commencing at the Northwest corner of said Block 1; thence South 08° 46' 00" West, along the East line of Branch Street, 46.49 feet to the point of beginning; thence South 81° 14' 00" East, 62.00 feet; thence South 08° 46' 00" West, 31.35 feet to the South line of said Lot 6; thence North 80° 01' 50" West, along said South line, 62.01 feet to the East line of Branch Street; thence North 08° 46' 00" East, along said East line, 30.05 feet to the point of beginning.

PARCEL B:

A parcel of land being part of Lot Five (5), Block One (1), Pheasant Branch, in the City of Middleton, Dane County, Wisconsin, described as follows: Commencing at the Northwest corner of said Block 1; thence South 08° 46' 00" West, along the East line of Branch Street, 76.54 feet to the North line of said Lot 5; thence South 80° 01' 50" East, along said North line 62.01 feet to the point of beginning; thence continuing South 80° 01' 50" East, 44.31 feet; thence South 02° 49' 32" West, 66.99 feet; thence North 82° 27' 11" West, 51.24 feet; thence North 08° 46' 00" East, 68.65 feet to the point of beginning. EXCEPT any part of said Parcel B lying East of the following described line: Beginning at a point on the North line of Lot 5, Block 1, Pheasant Branch, 103 feet East of the Northwest corner of said Lot 5; thence South to a point on the South line of said Lot 5, 111.8 feet East of the Southwest corner of said Lot 5.

Tax Parcel No.: 50-0708-122-0116-4
50-0708-122-0105-7

AccessDane
geographic and land information

Public Access System

Public Access | Public Agency Access | Subscription Access |

Friday, August

Return to Previou

Parcel Number - 255/0708-122-0116-4

Show Ma

Parcel information updated on Friday, August 27, 2004 unless otherwise noted.

Parcel Information

Parcel Status	Current
Municipality	CITY OF MIDDLETON
State Municipality Code	255
Township	07
Township Direction	N
Range	08
Range Direction	E
Section	12
Quarter	NW
Quarter-Quarter	NE
Plat Name	PHEASANT BRANCH
Lot/Outlot/Unit	LOT 5
Block/Building	

Zoning Information

Contact your local city or village office for municipal zoning information.

Owner Name and Address

Owner Status	CURRENT OWNER
Name	PDQ FOOD STORES INC
Property Address	PO BOX 620997
City State Zip	MIDDLETON, WI 53562
Country	USA

- Show Name? Click here to opt-out.

Parcel Address

Primary Address	6519 CENTURY AVE

Billing Address

Attention	
Street	PO BOX 620997
City State Zip	MIDDLETON, WI 53562
Country	USA

Valuation Information

No valuation information available

About Annual Assessments

Tax Information

No tax information available

District Information

Type	State Code	Description
SCHOOL DISTRICT	3549	MID-CR PLAINS SCHOOL D
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	5150 - X	MADISON METRO SEWER I

Tax Property Description

For a complete legal description, see the recorded documen
PHEASANT BRANCH PRT LOTS 5 & 6 BEG NW COR LOT 6 TH E N L N LOT 6 157.3 FT TH SLY TO PT ON S LN LOT 5 WHICH IS 1 F T ELY OF SW COR W 111.24 FT NLY TO PT ON N LN LOT 5 62 FT E OF NW COR TH N8DEGE 31.35 FT WLY 62.00 FT TO E LN BRANCH ST TH N TO POB EXC PORTION CUT-OFF NW COR OI DESC FOR STREET & EXC TH PRT LOT 5 LYG E OF LINE DESC BEG AT A PT 103 F T E OF NW COR SD LOT 5 TH S TO A PT ON LN SD LOT 5 111.8 F T E OF SW COR LOT 5 (DESCR OVERLAP PARCEL 234.211) (ASSESSE D W/PCL #0708-122-0105-7)

Recorded Documents

Doc.Type	Date Recorded	Doc. Number	Volume	P
WD			29814	3

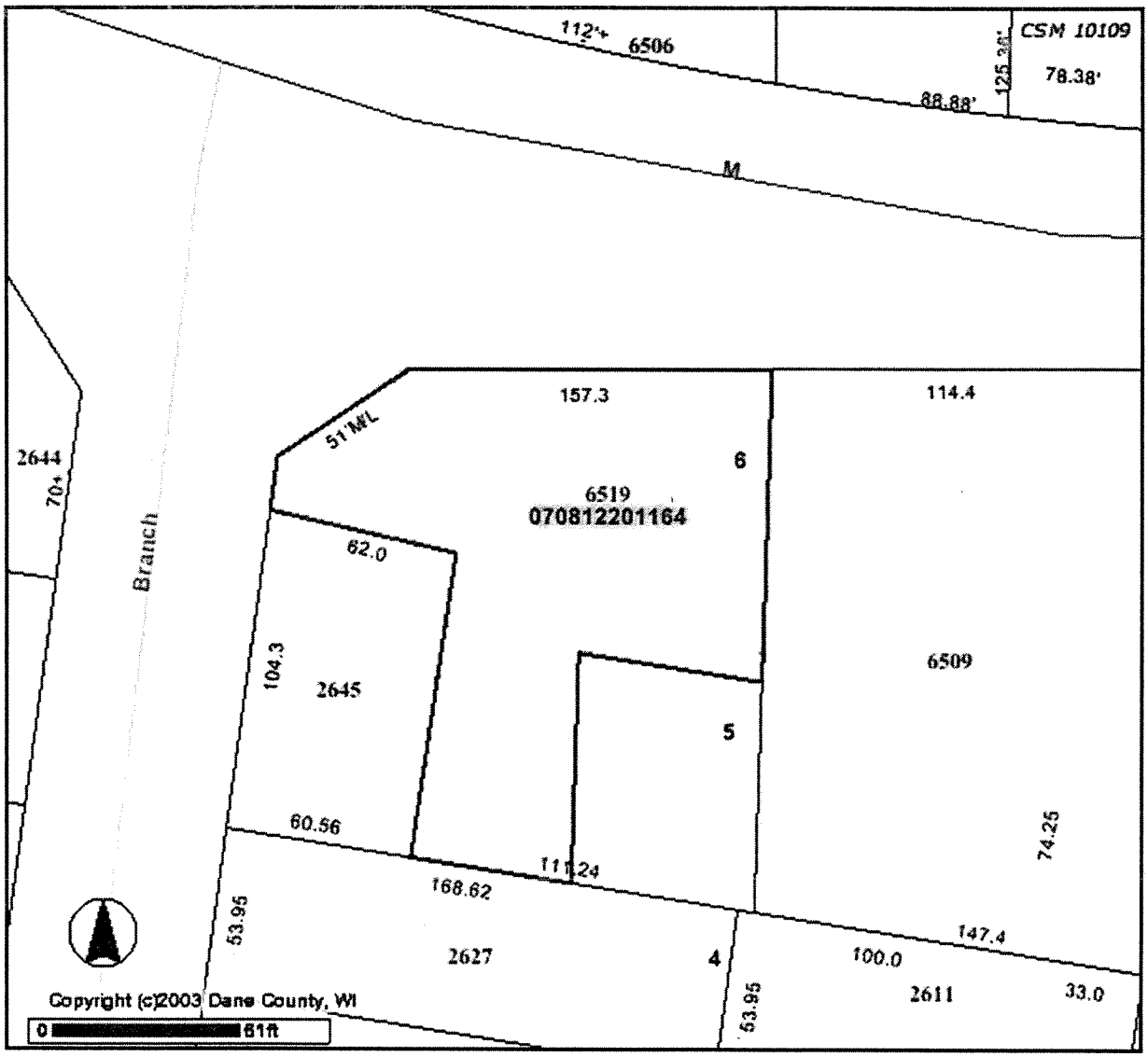
Document Types and their Abbreviations

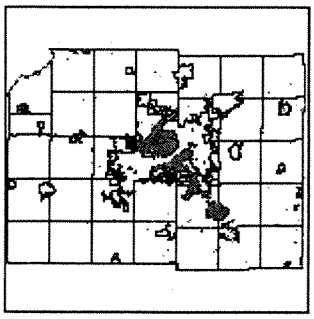
Document Types and their Definitions

- For questions on property and assessment information, contact Real Property Listing
- For questions on zoning information, contact the Division of Zoning
- For questions on tax information, contact the Treasurer's Office
- For questions on real property transactions and

PDQ #106

Print Close





DISCLAIMER
This map was prepared using the Dane County DCiMap online geographic information system. All information is believed accurate but is NOT guaranteed to be without error. This map and its underlying data is intended to be used as a general index to land related information and is not intended for detailed, site-specific analysis. Dane County GIS datasets used to produce this map are copyrighted.

AccessDane
geographic and land information

Public Access System

Public Access | Public Agency Access | Subscription Access |

Friday, August
Return to Previou

Parcel Number - 255/0708-122-0105-7

Show Ma

Parcel information updated on Friday, August 27, 2004 unless otherwise noted.

Parcel Information

Parcel Status	Current
Municipality	CITY OF MIDDLETON
State Municipality Code	255
Township	07
Township Direction	N
Range	08
Range Direction	E
Section	12
Quarter	NW
Quarter-Quarter	NE
Plat Name	PHEASANT BRANCH
Lot/Outlot/Unit	LOT 5
Block/Building	1

Zoning Information

Contact your local city or village office for municipal zoning information.

Owner Name and Address

Owner Status	CURRENT OWNER
Name	PDQ FOOD STORES INC
Property Address	PO BOX 620997
City State Zip	MIDDLETON, WI 53562
Country	USA

- Show Name? Click here to opt-out.

Parcel Address

Primary Address 6519 CENTURY AVE

Billing Address

Attention	
Street	PO BOX 620997
City State Zip	MIDDLETON, WI 53562
Country	USA

Valuation Information

Assessment Year	**2004**	
Valuation Classification	G2	
Assessment Acres	0	
Land Value	$93,400.00	$90,0
Improved Value	$402,700.00	$312,5
Total Value	$496,100.00	$402,5
Valuation Date	08/11/2004	02/07

About Annual Assessments

Tax Information

2003 Tax Values

Category	Assessed Value		Average Assessment Ratio	Estimated Fai Market Value
Land	$90,000.00	/	0.847	$106,2
Improvement	$312,500.00	/	0.847	$368,9
Total	$402,500.00	/	0.847	$475,2

2003 Taxes:	**$9,3**
2003 Lottery Credit(-):	
2003 Specials(+):	
2003 Amount Due:	**$9,3**

Show Tax Information Details Show Tax Payment Hi

District Information

Type	State Code	Description
SCHOOL DISTRICT	3549	MID-CR PLAINS SCHOOL D
TECHNICAL COLLEGE	0400	MADISON TECH COLLEGE
OTHER DISTRICT	5150 - X	MADISON METRO SEWER I

Tax Property Description

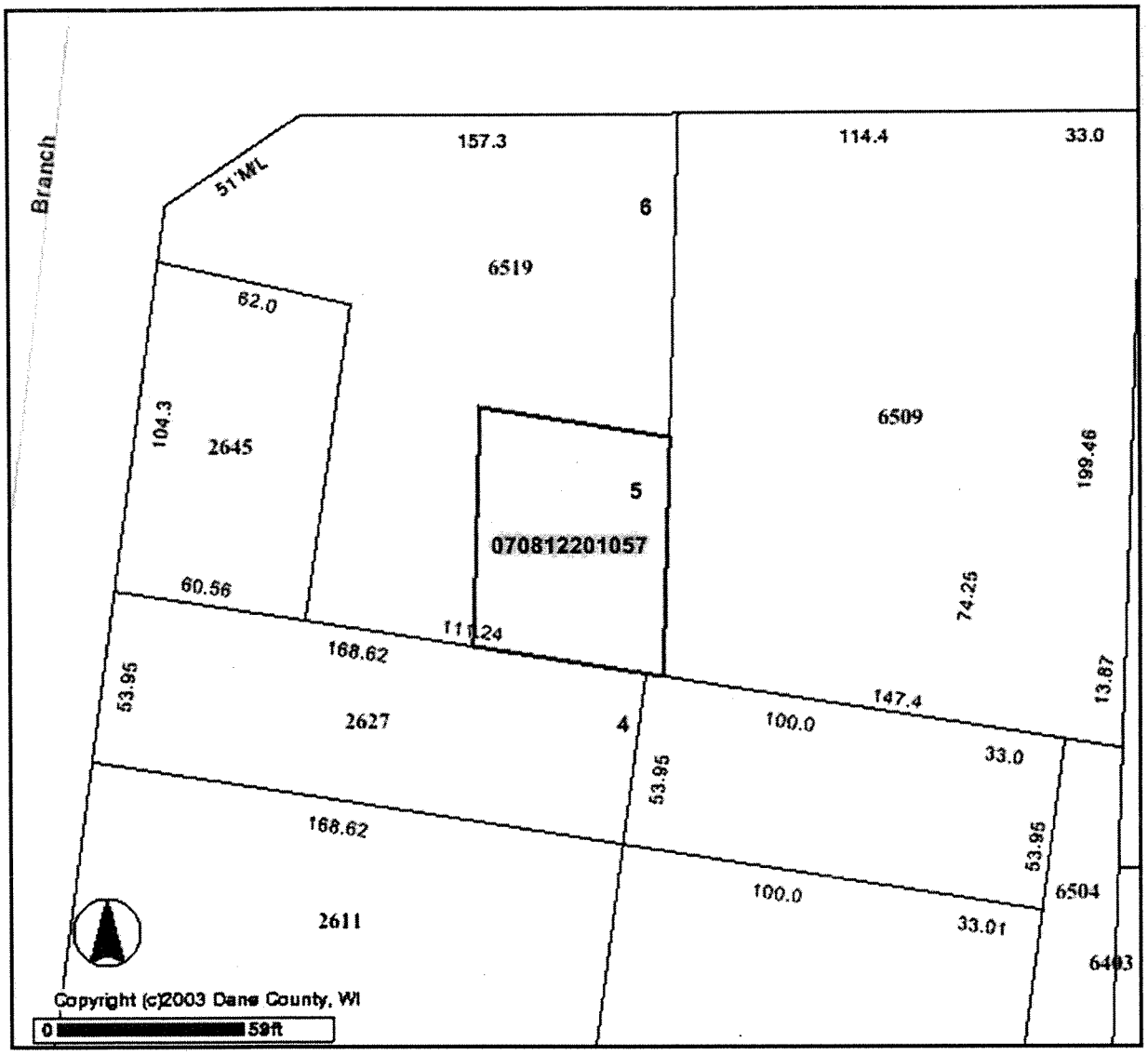
For a complete legal description, see the recorded documen
PHEASANT BRANCH BLK 1 PRT LOT 5 LYG E OF LN DESCR AS
BEG 103 FT E OF NW COR SD LOT 5 TH S TO A PT ON THE S L
LOT 5 1 11.8 FT E OF SW COR SD LOT 5 EXC R4693/1

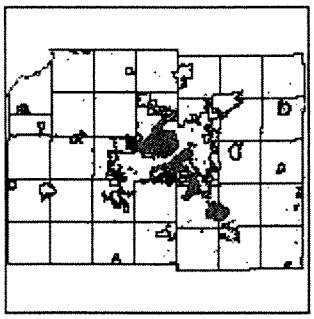
Recorded Documents

Doc.Type	Date Recorded	Doc. Number	Volume	P
WD			29814	3

PDQ #106

Print Close





DISCLAIMER
This map was prepared using the Dane County DCiMap online geographic information system. All information is believed accurate but is NOT guaranteed to be without error. This map and its underlying data is intended to be used as a general index to land related information and is not intended for detailed, site-specific analysis. Dane County GIS datasets used to produce this map are copyrighted.

TOPOGRAPHIC MAP

0 20 40 60

SCALE: 1" = 20'

SURVEYOR'S CERTIFICATE: I, Daniel V. Birrenkott, Registered Land Surveyor No. 1531, hereby certify that this survey is in compliance with the Wisconsin Administrative Code. I also certify that I have surveyed and mapped the lands described hereon and that this map is a correct representation in accordance with the information provided.

2-26-96

Daniel V. Birrenkott, Registered Land Surveyor No. 1531

WISCONSIN DANIEL V. BIRRENKOTT S-1531 Sun Prairie WI LAND SURVEYOR

DESCRIPTION: See Sheet 2 of 2.

LEGEND

- IRON STAKE FOUND
- PLACED 1" IRON PIPE
- MANHOLE
- POWER POLE
- STREET LIGHT POLE
- PARKING LOT LIGHT POLE
- ELECTRIC TRANSFORMER BOX
- TELEPHONE PEDESTAL
- GAS VALVE
- WATER BOX
- TRAFFIC SIGNAL LIGHT
- TRAFFIC SIGN
- GASOLINE FILLER CAP/VENT
- SPOT ELEVATION
- CONTOUR LINE W/ ELEVATION
- PLACED P.K. NAIL
- FIRE HYDRANT
- STORMWATER GRATE
- STORM SEWER INLET
- FENCE (TYPE NOTED)
- ACCESSIBLE PARKING STALL
- DECIDUOUS TREE
- CONIFEROUS TREE
- SHRUB

SEWER LINES

- ST — STORM
- SAN — SANITARY

UTILITY LINES

- OH — OVERHEAD WIRES
- GAS — GAS
- E — BURIED ELECTRIC
- TEL — BURIED TELEPHONE
- W — WATER

NORTH IS REFERENCED TO THE SOUTH LINE OF CENTURY AVENUE, RECORDED AS S 88°43'20" E

BENCHMARKS

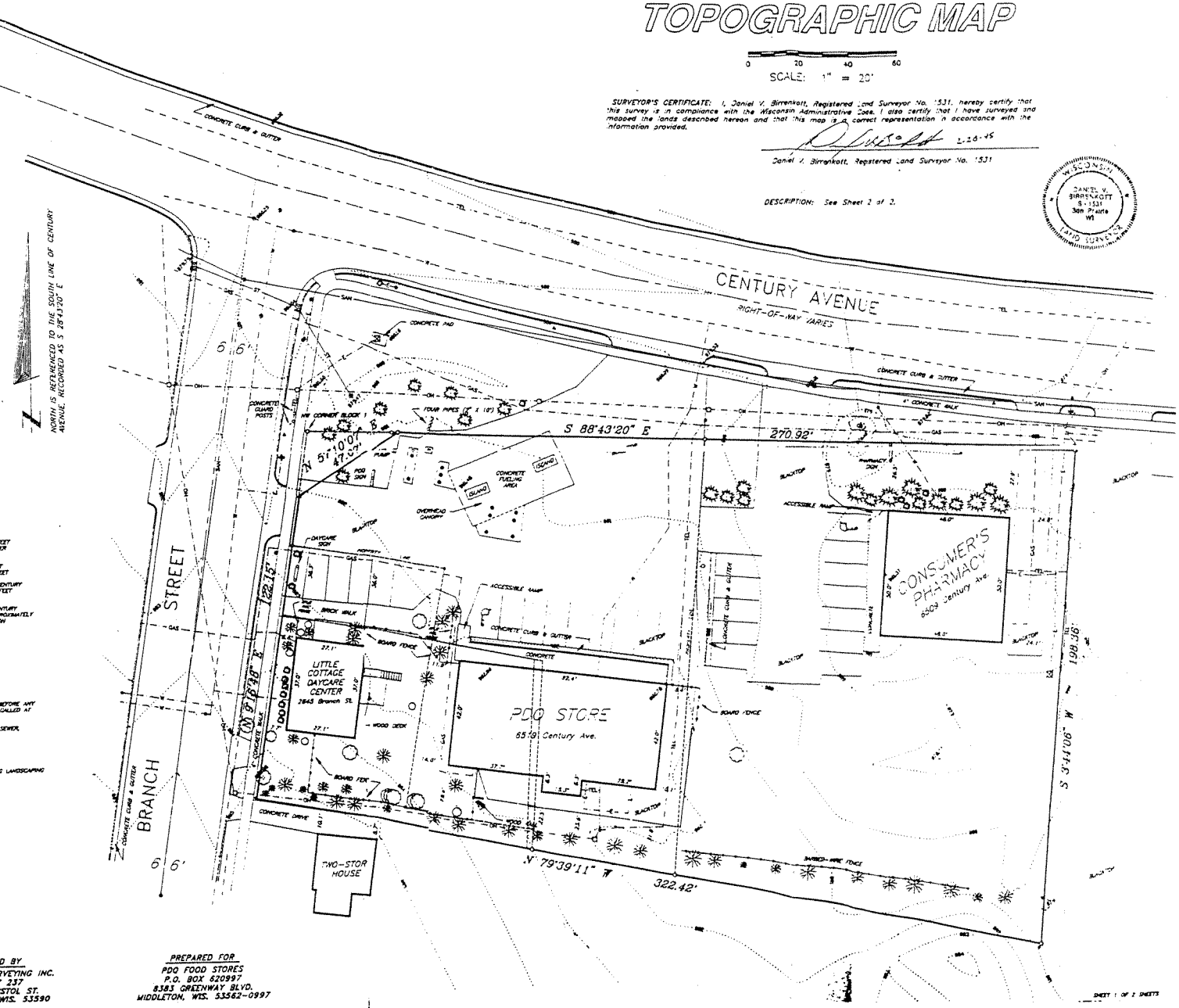
PER CITY OF MIDDLETON ENGINEERING DEPARTMENT

1) ALUMINUM DISK IN SIDEWALK AT SOUTHWEST CORNER OF BRIDGE DECK, SOUTH SIDE OF CENTURY AVENUE, 200 FEET WEST OF INTERSECTION WITH BRANCH STREET (WISCONSIN DEPARTMENT OF TRANSPORTATION IDENTIFICATION NUMBER B-13-46). ELEVATION = 881.414 FEET.
2) FLANGE ARROW ON FIRE HYDRANT ON THE SOUTH SIDE OF CENTURY AVENUE, AT THE INTERSECTION WITH HAMERST ROAD (CITY OF MIDDLETON ENGINEERING DEPARTMENT IDENTIFICATION NUMBER 12-005). ELEVATION = 878.13 FEET.
3) FLANGE ARROW ON FIRE HYDRANT ON THE WEST SIDE OF HAMERST ROAD APPROXIMATELY 200 FEET SOUTH OF CENTURY AVENUE (CITY OF MIDDLETON ENGINEERING DEPARTMENT IDENTIFICATION NUMBER 12-112). ELEVATION = 879.00 FEET.

NOTE: FIRE HYDRANTS AT THE INTERSECTION OF CENTURY AVENUE AND BRANCH STREET, ON THE SOUTH SIDE OF CENTURY AVENUE APPROXIMATELY 300 FEET EAST OF BRANCH STREET, AND ON THE EAST SIDE OF BRANCH STREET APPROXIMATELY 400 FEET SOUTH OF CENTURY AVENUE HAVE NOT HAD ELEVATIONS ASSIGNED TO THEM (PER CITY OF MIDDLETON ENGINEERING DEPARTMENT).

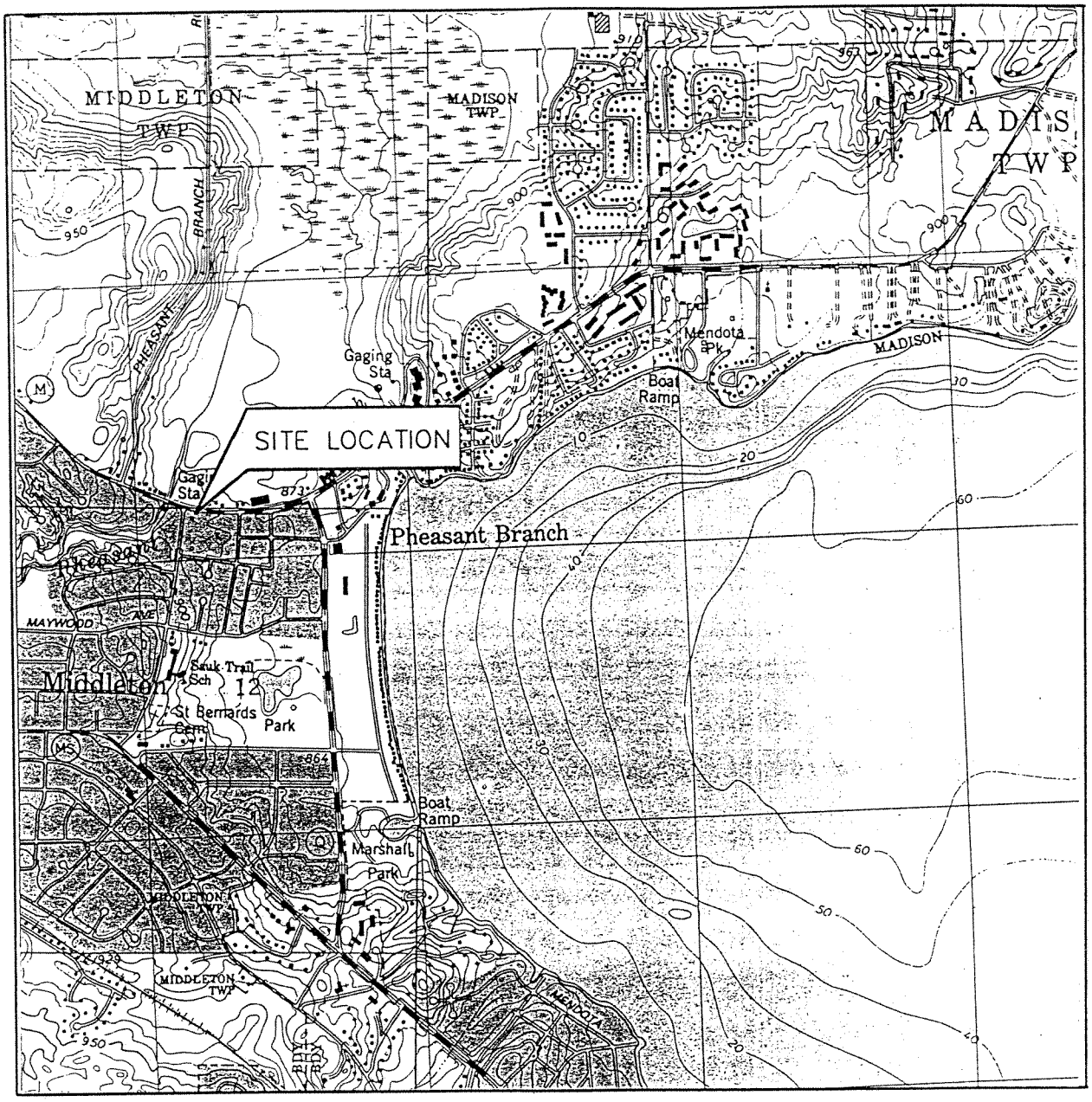
NOTES

1) THIS SURVEY IS SUBJECT TO ANY AND ALL EASEMENTS AND AGREEMENTS RECORDED AND UNRECORDED.
2) UNDERGROUND UTILITIES LOCATED PER DIGGERS' HOTLINE TICKET NO. 30775AG, DATED NOVEMBER 28, 1994. BEFORE ANY DIGGING, BORING, CONSTRUCTION, ETC., IS TO BE DONE ON OR NEAR PROPERTY, DIGGERS' HOTLINE IS TO BE CALLED AT 1-800-242-8511 FOR SAFETY AND LIABILITY CONCERNS FOR ALL PARTIES INVOLVED.
3) CITY OF MIDDLETON ENGINEERING PLANS, IN ADDITION TO DIGGERS' HOTLINE, WERE USED TO LOCATE SANITARY SEWER, STORM SEWER AND WATER LINES.
4) NO ATTEMPT WAS MADE TO LOCATE PRIVATE SANITARY LATERALS.
5) PRIVATE WATER LATERAL LOCATIONS ARE APPROXIMATE.
6) DUE TO NUMEROUS LANDSCAPING IMPROVEMENTS, NO ATTEMPT WAS MADE TO ACCURATELY LOCATE ALL EXISTING LANDSCAPING FEATURES ON PROPERTY. THOSE FEATURES DEPICTED ARE FOR GRAPHICAL PURPOSES ONLY.
7) ELEVATIONS ARE REFERENCED TO CITY OF MIDDLETON DATUM. ONE-FOOT CONTOUR INTERVAL.
7) ELEVATIONS ARE REFERENCED TO CITY OF MIDDLETON DATUM. ONE-FOOT CONTOUR INTERVAL.



PREPARED BY
BIRRENKOTT SURVEYING INC.
P.O. BOX 237
1677 N. BRISTOL ST.
SUN PRAIRIE, WIS. 53590

PREPARED FOR
PDQ FOOD STORES
P.O. BOX 620997
8383 GREENWAY BLVD.
MIDDLETON, WIS. 53562-0997



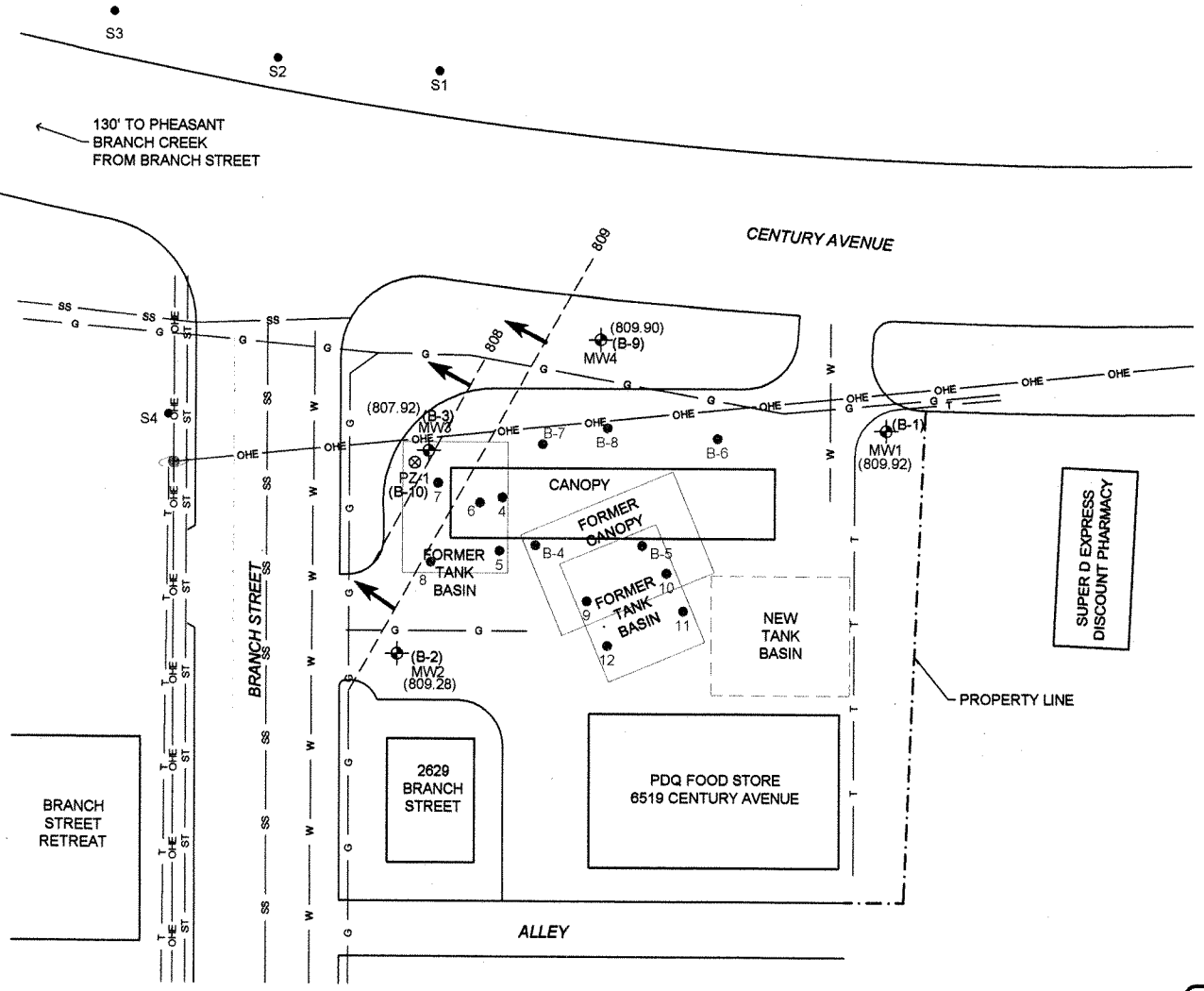
QUADRANGLE LOCATION

U.S.G.S. TOPOGRAPHIC
MADISON WEST, WIS.
7.5 MINUTE QUADRANGLE

0 2000
SCALE IN FEET

N

DATE: 3/11/99	PREPARED BY:		FIGURE:
REVISION: 0	LEGGETTE, BRASHEARS & GRAHAM, INC. Professional Ground-Water and Environmental Services 6525 Grand Teton Plaza Madison, WI 53719 (608) 833-5555	PDQ FOOD STORES, INC. STATION NO. 106 MIDDLETON, WISCONSIN	
DISK: J:\10PDQ\PDQ106\		AREA LOCATION MAP	
FILE: AREALOC.DWG			
DRAWN: KSH / CHECKED: SR			



LEGEND:

- MW1 — MONITORING WELL LOCATION
- S1 — BORING LOCATION
- B-6 — PREVIOUS SOIL BORING LOCATION
- PZ1 — PIEZOMETER LOCATION
- G — GAS LINE
- OHE — OVERHEAD ELECTRIC LINE
- T — TELEPHONE LINE
- SS — SANITARY SEWER LINE
- ST — STORM SEWER LINE
- W — WATER LINE
- GROUNDWATER CONTOUR LINE (3/18/04)
- (810.31) — GROUNDWATER ELEVATION (3/18/04)
- GROUNDWATER FLOW DIRECTION

N

40 0 10 20 30 40

APPROXIMATE SCALE: 1" = 40'

NOTES:

THE GROUNDWATER CONTOURS ILLUSTRATED ARE BASED ON INTERPOLATION AND EXTRAPOLATION OF FLUID LEVEL DATA OBTAINED ON 3/18/04. ACTUAL CONDITIONS MAY VARY.
***LOCATIONS OF PREVIOUS SOIL BORINGS AND PREVIOUS SITE FEATURES APPROXIMATED BASED UPON MAPS (NOT TO SCALE) PROVIDED BY PREVIOUS CONSULTANT**

SITE MAP
PDQ #106
6519 CENTURY AVE
MIDDLETON, WI
PDQ FOOD STORES, INC.

Project Mngr:	JBL	Terracon	Project No.	38027013
Designed By:	JBL	2277 W. Spencer Street Appleton, WI 54914	Scale:	AS SHOWN
Checked By:	JBL		Date:	8/5/04
Approved By:	BRS		Drawn By:	AJP (38)
File Name:	38027013.2004.dwg	Layout1	Figure No.	1

DIAGRAM IS FOR GENERAL LOCATION ONLY, AND IS NOT INTENDED FOR CONSTRUCTION PURPOSES

Table 2

PDQ #106
Middleton, Wisconsin
Terracon Project No. 38027013

Groundwater Analytical Summary

Location	Date	Benzene	sec-Butyl benzene	1,2-Dichloroethane	Ethylbenzene	Isopropyl benzene	p-Isopropyl toluene	Methylene Chloride	MTBE	n-Propyl benzene	Naphthalene	Toluene (mg/L)	1,2,4-Trimethylbenzene	1,3,5-Trimethylbenzene	Total Trimethylbenzenes	Xylenes (mg/L)	GRO
PALs		0.5	NE	0.5	140	NE	NE	0.5	12	NE	8	0.2	NE	NE	96	1	NE
Enforcement Standards		**5**	NE	**5**	**700**	NE	NE	**5**	**60**	NE	**40**	**1**	NE	NE	**480**	**10**	NE
MW-1	11/20/2001	<0.10	<0.25	<0.25	<0.10	<0.25	<0.25	0.84[L]	8.5	<0.25	<0.25	<0.0001	<--<0.20[a]-->			<0.00025	<50
MW-1	11/7/2002	<0.45	-	-	<0.82	-	-	-	2.2	-	<0.89	<0.00068	<0.92	<0.94	<0.94	<0.00247	-
MW-2	11/20/2001	<0.10	<0.25	<0.25	<0.10	<0.25	<0.25	0.65[L]	<0.25	<0.25	<0.25	<0.0001	<--<0.20[a]-->			<0.00025	<50
MW-2	11/7/2002	<0.45	-	-	<0.82	-	-	-	<0.43	-	6.4	<0.00068	<0.92	<0.94	<0.94	<0.00247	-
MW-3	11/20/2001	**24**	15	<50	**900**	65	7.6	**19**[L]	<5.0	160	**130**	0.39	-	-	**1,240**	3.5	11,000
MW-3	11/7/2002	**48**	-	-	**1,200**	-	-	-	12	-	**180**	0.40	**1,400**	**350**	**1,750**	4.49	-
MW-3 (Dup.)	11/7/2002	**47**	-	-	**1,200**	-	-	-	6.0	-	**170**	0.39	**1,300**	**340**	**1,640**	4.35	-
MW-3	3/18/2004	**53**	-	-	**1,300**	-	-	-	11	-	**240**	0.37	**2,100**	**540**	**2,640**	5.88	-
MW-3	6/22/2004	**41**	-	-	**1,300**	-	-	-	25	-	**190**	0.21	**1,800**	**460**	**2,260**	5.06	-
MW-3	12/22/2004	**33**	-	-	**940**	-	-	-	4.6	-	**160**	0.24	**1,300**	**330**	**1,630**	3.74	-
MW-3	3/17/2005	**31**	-	-	**1,300**	-	-	-	27	-	**200**	0.30	**1,700**	**470**	**2,170**	4.86	-
MW-4	11/20/2001	<0.10	<0.25	<0.20	<0.25	<0.25	<0.25	0.62[L]	<0.25	<0.25	<0.25	0.00017	<--<0.20[a]-->			<0.00025	<50
MW-4	11/7/2002	<0.45	-	-	<0.82	-	-	-	<0.43	-	<0.89	<0.00068	<0.92	<0.94	<0.94	<0.00247	-
PZ-1	11/20/2001	<0.10	<0.25	0.73	1.8	<0.25	<0.25	0.66[L]	<0.25	0.66	<0.25	0.00018	<--4.4[a]-->			0.0066	<50
PZ-1	11/7/2002	<0.45	-	-	<0.82	-	-	-	<0.43	-	<0.89	<0.00068	<0.92	<0.94	<0.94	<0.00247	-
PZ-1	3/18/2004	<0.14	-	-	<0.40	-	-	-	<0.36	-	0.61	<0.00036	<0.39	<0.40	<0.40	<0.0011	-
PZ-1	6/22/2004	<0.14	-	-	<0.40	-	-	-	<0.36	-	<0.47	<0.00036	<0.39	<0.40	<0.40	<0.0011	-
S-1	11/7/2002	<0.45	-	-	<0.82	-	-	-	<0.43	-	<0.89	<0.00068	<0.92	<0.94	<0.94	<0.00247	-
S-2	11/7/2002	<0.45	-	-	4.9	-	-	-	<0.43	-	<0.89	<0.00068	<0.92	<0.94	<0.94	0.002	-
S-3	11/7/2002	<0.45	-	-	<0.82	-	-	-	<0.43	-	<0.89	<0.00068	<0.92	<0.94	<0.94	<0.00247	-
S-4	11/7/2002	<0.45	-	-	<0.82	-	-	-	<0.43	-	<0.89	<0.00068	<0.92	<0.94	<0.94	<0.00247	-

Bold values indicate compound exceeds the Enforcement Standard
- Indicates This Compound Not Analyzed or not detected during previous analyses.
< Indicates Less Than The Reporting Limit
MTBE - Methyl tert - butyl ether
GRO - Gasoline range organics
PALs - Preventative Action Limits
[L] Common lab contaminant and solvent
[a] Total trimethylbenzenes including 1,2,4 trimethylbenzene and 1,3,5 trimethylbenzene
NE Indicates groundwater standard not established.
Values are expressed in units of micrograms per liter (ug/L) or parts per billion (ppb) unless otherwise indicated.

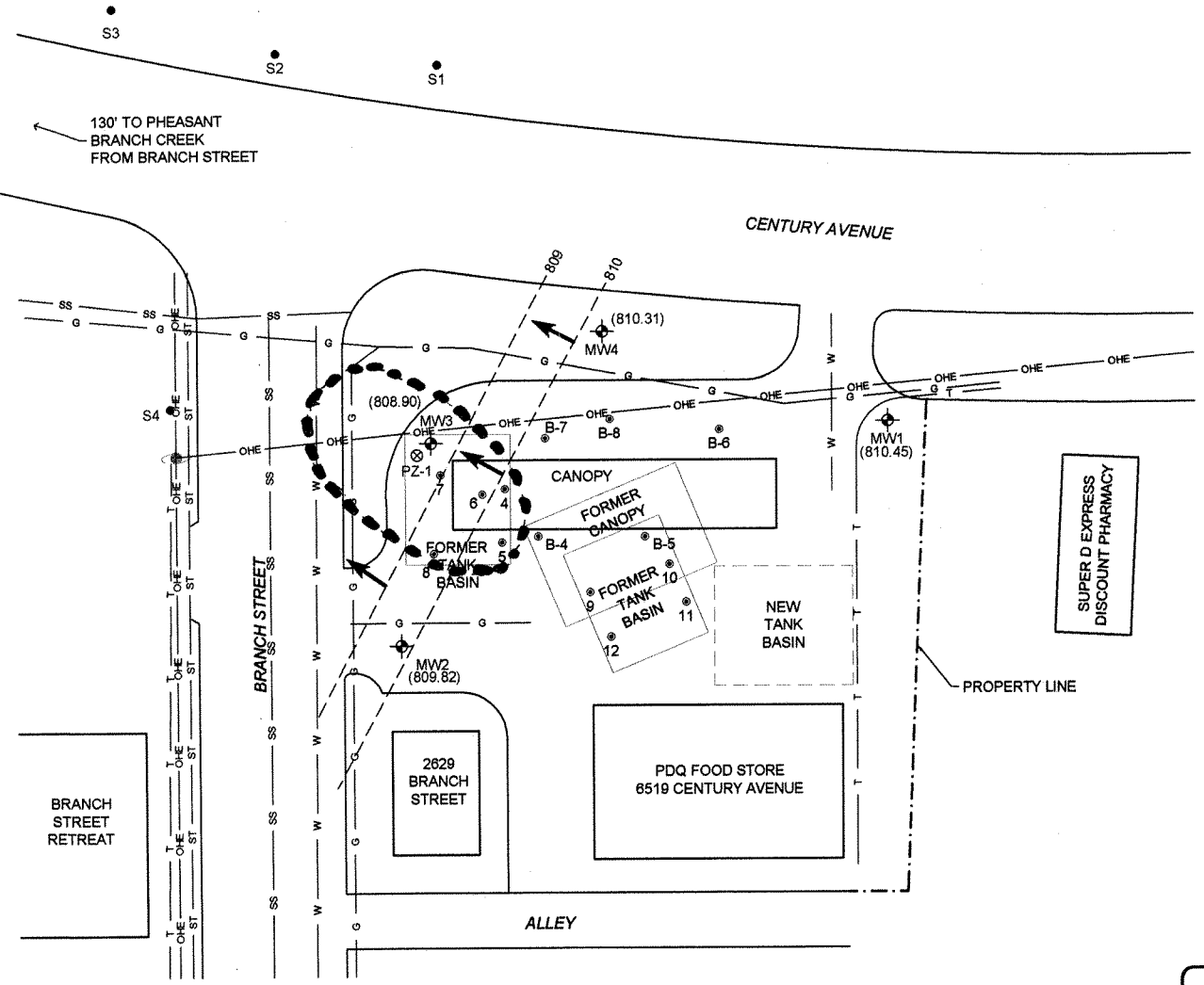
TABLE 1

PDQ #106
MIDDLETON, WISCONSIN
TERRACON PROJECT NO. 38027013

SOIL SAMPLE ANALYTICAL SUMMARY

Sample Point	Depth bgs (ft)	Location	Sample Date	Benzene (ug/kg)	Ethylbenzene (ug/kg)	MTBE	Toluene (ug/kg)	1,2,4 Trimethylbenzene	1,3,5 Trimethylbenzene	Total Xylenes (ug/kg)	Lead	GRO
NR 720 Generic Residual Contaminant Levels (RCL)				**5.5**	**2,900**	NE	**1,500**	NE	NE	**4,100**	NE	**100**
No.4	8	Old NW Tank Basin	10-Nov-98	**67**	53	<0.026	148	0.201	0.07	433	19	<5.3
No. 5	10	Old NW Tank Basin	10-Nov-98	**74**	104	<0.026	260	0.312	0.10	863	8.1	5.4
No. 6	14	Old NW Tank Basin	10-Nov-98	**4,720**	**30,400**	<0.65	**39,800**	195	55.6	**241,000**	16	**2,100**
No. 7	14	Old NW Tank Basin	10-Nov-98	**21,600**	**55,200**	<1.5	**178,000**	116	32.4	**299,000**	9.6	**2,040**
No. 8	14	Old NW Tank Basin	10-Nov-98	**103,000**	**191,000**	<2.6	**612,000**	370	106	**999,000**	26	**6,730**
No. 9	14	Old SE Tank Basin	10-Nov-98	**227**	31	<0.037	363	0.204	0.081	238	14	<5.7
No. 10	14	Old SE Tank Basin	10-Nov-98	**204**	409	<0.028	647	5.79	1.93	**4,650**	14	**110**
No. 11	14	Old SE Tank Basin	10-Nov-98	**110**	29	0.072	<29	0.327	0.14	362	16	<5.8
No. 12	14	Old SE Tank Basin	10-Nov-98	**55**	<29	<0.029	36	0.222	0.11	163	16	<5.8
B-1 / MW-1	9-11	Monitoring Well MW-1	14-Nov-01	<28	<28	<0.028	<28	<0.028	<0.028	<85	7.2	<5.7
B-2 / MW-2	9-11	Monitoring Well MW-2	14-Nov-01	<28	<28	<0.028	<28	<0.028	<0.028	<85	6.5	<5.7
B-3 / MW-3	7-9	Monitoring Well MW-3	14-Nov-01	<31	<31	<0.031	<31	<0.031	<0.031	<94	-	<6.3
B-3 / MW-3	11-13	Monitoring Well MW-3	14-Nov-01	<28	<28	<0.028	<28	0.427	0.057	<84	5.8	25
B-4	7-9	Center of Site	14-Nov-01	<27	<27	<0.027	<27	<0.027	<0.027	<82	4.6	<5.5
B-5	7-9	Center of Site	14-Nov-01	**50**	<30	<0.03	37	0.173	0.054	119	8.1	<6.0
B-6	7-9	West of MW-1	14-Nov-01	<30	<30	<0.03	<30	<0.03	<0.03	<89	32	<5.9
B-7	7-9	East of MW-3	14-Nov-01	**664**	217	<0.036	71	0.266	0.157	942	6.3	<7.2
B-8	7-9	South of MW-4	14-Nov-01	**313**	229	<0.039	168	0.241	0.11	999	8.1	<7.8
B-9 / MW-4	7-9	Monitoring Well MW-4	14-Nov-01	<36	<36	<0.036	<36	<0.036	<0.036	<110	23	<7.1
B-10 / PZ-1	36-38	Piezometer PZ-1	14-Nov-01	<31	<31	<0.031	<31	<0.031	<0.031	<93	<5.0	<6.2
S-1 (12)	12	North of Century Ave.	07-Nov-02	<25	51	<0.025	<25	<0.025	0.034	<50	-	<2.8
S-2 (12)	12	North of Century Ave.	07-Nov-02	<25	40	<0.025	<25	<0.025	<0.025	<50	-	<2.6
S-3 (12)	12	North of Century Ave.	07-Nov-02	<25	<25	<0.025	<25	<0.025	<0.025	<50	-	<2.6
S-4 (12)	12	West of Branch St.	07-Nov-02	<25	<25	<0.025	<25	<0.025	<0.025	<50	-	<2.8

- Concentrations are listed in milligrams per kilograms (mg/kg) unless otherwise noted
Bold values indicate exceedence of NR 720 RCL
< Indicates below limit of detection
NE Indicates NR 720 RCL not established
- Indicates not analyzed
bgs - below ground surface



LEGEND:

- MW1 — MONITORING WELL LOCATION
- S1 — BORING LOCATION
- B-6 — PREVIOUS SOIL BORING LOCATION
- PZ1 — PIEZOMETER LOCATION
- G — GAS LINE
- OHE — OVERHEAD ELECTRIC LINE
- T — TELEPHONE LINE
- SS — SANITARY SEWER LINE
- ST — STORM SEWER LINE
- W — WATER LINE
- GROUNDWATER CONTOUR LINE (11/7/02)
- (810.31) — GROUNDWATER ELEVATION (11/7/02)
- GROUNDWATER FLOW DIRECTION
- ESTIMATED EXTENT OF VOC CONCENTRATIONS EXCEEDING WAC NR 140 ES OR PAL IN GROUNDWATER

N

40 0 10 20 30 40

APPROXIMATE SCALE: 1" = 40'

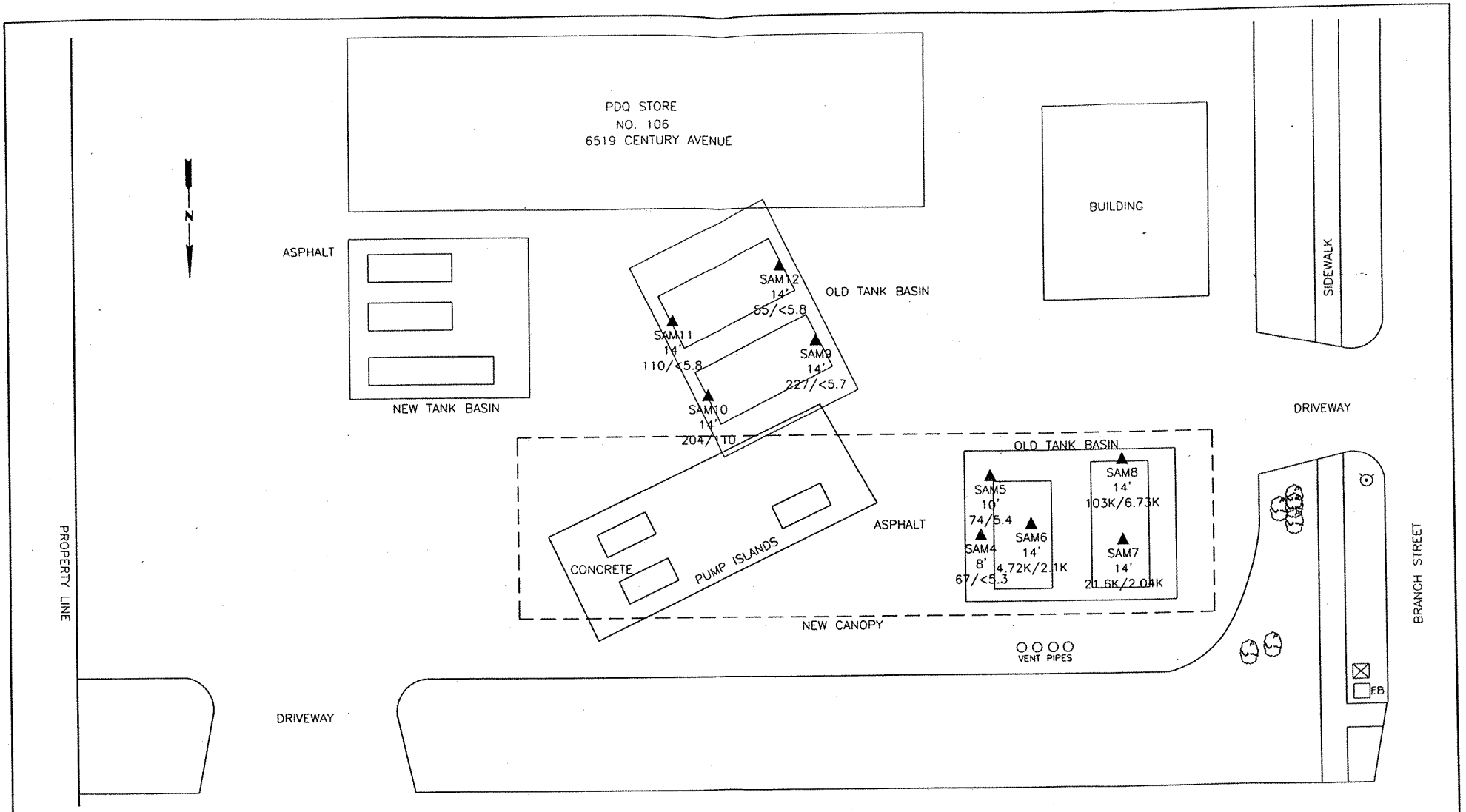
NOTES:

THE GROUNDWATER CONTOURS ILLUSTRATED ARE BASED ON INTERPOLATION AND EXTRAPOLATION OF FLUID LEVEL DATA OBTAINED ON 11/7/02. ACTUAL CONDITIONS MAY VARY.
***LOCATIONS OF PREVIOUS SOIL BORINGS AND PREVIOUS SITE FEATURES APPROXIMATED BASED UPON MAPS (NOT TO SCALE) PROVIDED BY PREVIOUS CONSULTANT**

VOC PLUME EXTENTS MAP (11/7/02)
PDQ #106
6519 CENTURY AVENUE
MIDDLETON, WI
PDQ FOOD STORES, INC.

Project Mng:	BRS	Terracon	Project No.	38027013
Designed By:	JBL	2277 W. Spencer Street Appleton, WI 54914	Scale:	AS SHOWN
Checked By:	JBL		Date:	11/7/02
Approved By:	BRS		Drawn By:	BMS (41)
File Name:	38027013.2002gw.dwg	Layout1	Figure No.	2

DIAGRAM IS FOR GENERAL LOCATION ONLY, AND IS NOT INTENDED FOR CONSTRUCTION PURPOSES



NOTE: ALL LOCATIONS ARE APPROXIMATE.
ALL BENZENE/GRO CONCENTRATIONS IN mg/kg.
NOT TO SCALE.

DATE:	4/8/99
REVISION:	0
DISK:	J:\10PDQ\PD0106\FIGURES\
FILE:	GROMAP.DWG
DRAWN: KSH	CHECKED: MMI

PREPARED BY:
LEGGETTE, BRASHEARS & GRAHAM, INC.
Professional Ground-Water and Environmental Engineering Services
6525 Grand Teton Plaza
Madison, WI 53719
(608) 833-5555

PDQ FOOD STORES, INC.
STATION NO. 106
MADISON, WISCONSIN

SOIL SAMPLING LOCATIONS AND BENZENE/GRO CONCENTRATIONS

FIGURE: 4

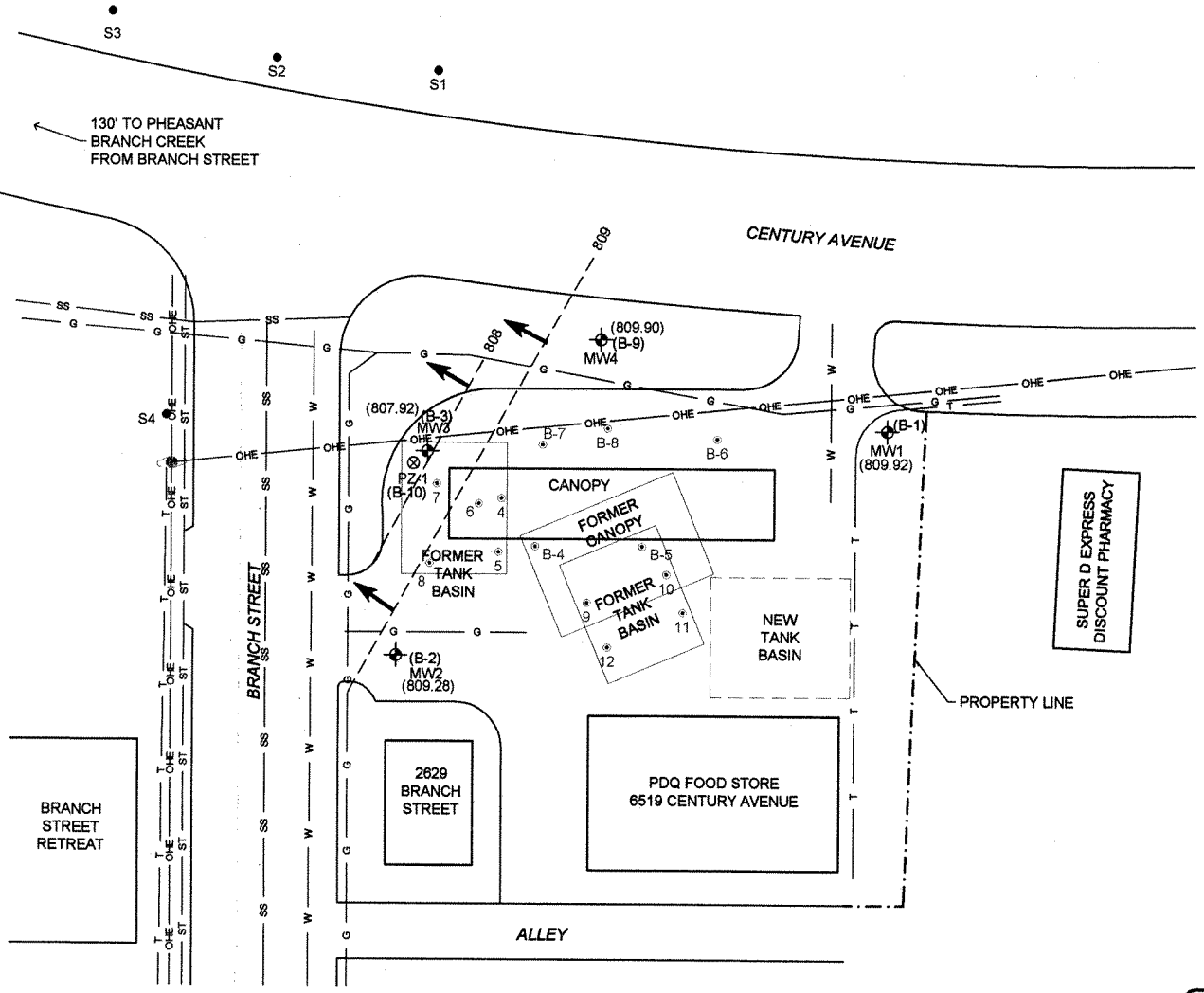
Table 1

PDQ #106
Middleton, Wisconsin
Terracon Project No. 38027013

Groundwater Elevations

Measured Location	Date	Depth to Groundwater	Reference Elevation	Water Table Elevation	Screened Interval		
MW-1	*11/16/2001	12.18	823.03	810.85	804.0	-	814.0
MW-1	11/20/2001	12.03	823.03	811.00	804.0	-	814.0
MW-1	11/7/2002	12.58	823.03	810.45	804.0	-	814.0
MW-1	3/18/2004	13.11	823.03	809.92	804.0	-	814.0
MW-2	*11/16/2001	14.10	824.35	810.25	804.6	-	814.6
MW-2	11/20/2001	14.02	824.35	810.33	804.6	-	814.6
MW-2	11/7/2002	14.53	824.35	809.82	804.6	-	814.6
MW-2	3/18/2004	15.07	824.35	809.28	804.6	-	814.6
MW-3	*11/16/2001	13.32	822.11	808.79	801.5	-	811.5
MW-3	11/20/2001	13.21	822.11	808.90	801.5	-	811.5
MW-3	11/7/2002	13.68	822.11	808.43	801.5	-	811.5
MW-3	3/18/2004	14.19	822.11	807.92	801.5	-	811.5
MW-3	6/22/2004	13.21	822.11	808.90	801.5	-	811.5
MW-3	12/22/2004	13.92	822.11	808.19	801.5	-	811.5
MW-3	3/17/2005	13.96	822.11	808.15	801.5	-	811.5
MW-4	*11/16/2001	12.55	823.23	810.68	803.8	-	813.8
MW-4	11/20/2001	12.40	823.23	810.83	803.8	-	813.8
MW-4	11/7/2002	12.92	823.23	810.31	803.8	-	813.8
MW-4	3/18/2004	13.33	823.23	809.90	803.8	-	813.8
PZ-1	*11/16/2001	13.95	822.03	808.08	782.4	-	784.9
PZ-1	11/20/2001	13.20	822.03	808.83	782.4	-	784.9
PZ-1	11/7/2002	13.64	822.03	808.39	782.4	-	784.9
PZ-1	3/18/2004	14.27	822.03	807.76	782.4	-	784.9
PZ-1	6/22/2004	13.32	822.03	808.71	782.4	-	784.9

Notes: Depth to ground water is measured from the top of the riser pipe.
*11/16/01 measurements taken prior to development



LEGEND:

- MW1 — MONITORING WELL LOCATION
- S1 — BORING LOCATION
- B-6 — PREVIOUS SOIL BORING LOCATION
- PZ1 — PIEZOMETER LOCATION
- G — GAS LINE
- OHE — OVERHEAD ELECTRIC LINE
- T — TELEPHONE LINE
- SS — SANITARY SEWER LINE
- ST — STORM SEWER LINE
- W — WATER LINE
- GROUNDWATER CONTOUR LINE (3/18/04)
- (810.31) — GROUNDWATER ELEVATION (3/18/04)
- GROUNDWATER FLOW DIRECTION

N

40 0 10 20 30 40

APPROXIMATE SCALE: 1" = 40'

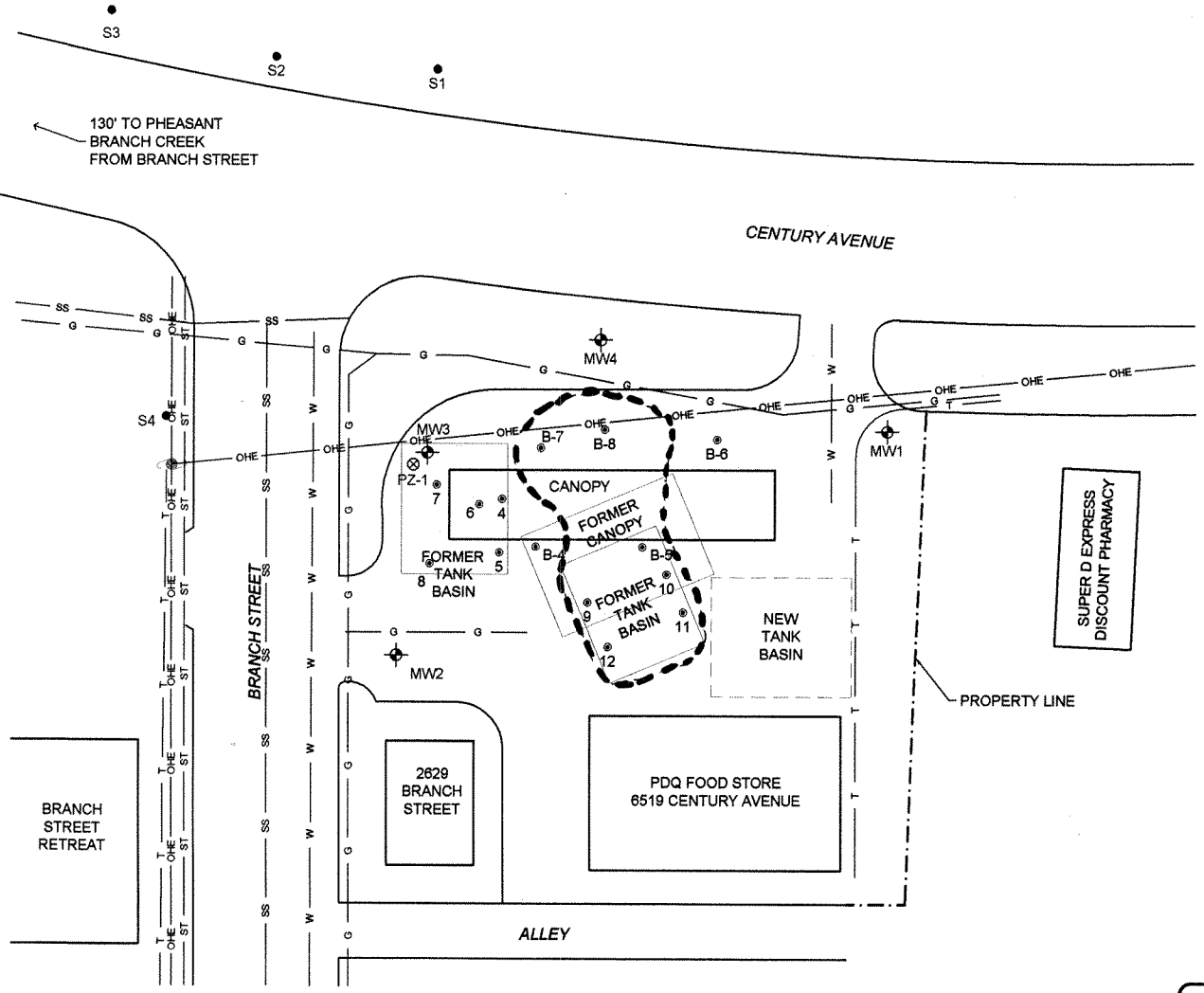
NOTES:

THE GROUNDWATER CONTOURS ILLUSTRATED ARE BASED ON INTERPOLATION AND EXTRAPOLATION OF FLUID LEVEL DATA OBTAINED ON 3/18/04. ACTUAL CONDITIONS MAY VARY.
LOCATIONS OF PREVIOUS SOIL BORINGS AND PREVIOUS SITE FEATURES APPROXIMATED BASED UPON MAPS (NOT TO SCALE) PROVIDED BY PREVIOUS CONSULTANT

GROUNDWATER CONTOUR MAP (3/18/04)
PDQ #106
6519 CENTURY AVE
MIDDLETON, WI
PDQ FOOD STORES, INC.

Project Mngr:	JBL	Terracon	Project No.	38027013
Designed By:	JBL	2277 W. Spencer Street Appleton, WI 54914	Scale:	AS SHOWN
Checked By:	JBL		Date:	8/5/04
Approved By:	BRS		Drawn By:	AJP (38)
File Name:	38027013.2004.dwg	Layout1	Figure No.	1

DIAGRAM IS FOR GENERAL LOCATION ONLY, AND IS NOT INTENDED FOR CONSTRUCTION PURPOSES



LEGEND:

- MW1 — MONITORING WELL LOCATION
- S1 — BORING LOCATION
- B-6 — PREVIOUS SOIL BORING LOCATION
- PZ1 — PIEZOMETER LOCATION
- G — GAS LINE
- OHE — OVERHEAD ELECTRIC LINE
- T — TELEPHONE LINE
- SS — SANITARY SEWER LINE
- ST — STORM SEWER LINE
- W — WATER LINE
- ESTIMATED EXTENT OF BENZENE CONCENTRATION EXCEEDING NR 720 RCL IN SOIL

N

40 0 10 20 30 40

APPROXIMATE SCALE: 1" = 40'

NOTES:

THE EXTENTS OF SOIL IMPACTS ILLUSTRATED ARE BASED ON INTERPOLATION AND EXTRAPOLATION OF SOIL DATA. ACTUAL CONDITIONS MAY VARY. ***LOCATIONS OF PREVIOUS SOIL BORINGS AND PREVIOUS SITE FEATURES APPROXIMATED BASED UPON MAPS (NOT TO SCALE) PROVIDED BY PREVIOUS CONSULTANT**

SOIL IMPACT MAP
PDQ #106
6519 CENTURY AVENUE
MIDDLETON, WI
PDQ FOOD STORES, INC.

Project Mngr:	BRS	Terracon	Project No.	38027013
Designed By:	JBL	2277 W. Spencer Street Appleton, WI 54914	Scale:	AS SHOWN
Checked By:	JBL		Date:	11/7/02
Approved By:	BRS		Drawn By:	BMS (41)
File Name:	38027013.2002gw.dwg	Layout1	Figure No.	2

DIAGRAM IS FOR GENERAL LOCATION ONLY, AND IS NOT INTENDED FOR CONSTRUCTION PURPOSES

Statement of Accurate Legal Descriptions

To the best of my knowledge, the attached property legal descriptions are complete, accurate, and identify those parcels with groundwater impacts originating from the property located at 6519 Century Avenue in Middleton, Wisconsin (PDQ Food Store #106).

Jerry Archer
PDQ Food Stores, Inc.

2.12.03
Date

EXHIBIT A

Description of PDQ Parcel

Part of Lots Five (5) and Six (6), Block One (1), Pheasant Branch, in the City of Middleton, Dane County, Wisconsin, commencing at the Northwest corner of said Lot 6; thence Easterly 157 feet along the North line of said Lot 6; thence Southerly to a point on the South line of Lot 5 which is 171.8 feet Easterly of the Southwest corner thereof; thence Westerly along the South line of said Lot 5 171.8 feet to the East line of Branch Street; thence North along the East line of Branch Street to the point of beginning.

Except public highways.

Tax Parcel No. 50-0708-122-0105-7
50-0708-122-0116-4
50-0708-122-0125-3

PDQ Food Stores, Inc.

September 23, 2003

City of Middleton
Department of Public Works
7426 Hubbard Avenue
Middleton, WI 53562

Attn: Mr. Hank Simons – Director of Public Works

Re: Notification of Contamination with Right of Way
PDQ #106
6519 Century Avenue
Middleton, Wisconsin
WDNR BRRTS # 03-13-237048
Terracon Project No. 38027013

Dear Mr. Simons:

As required in NR 726.05 (2)(b)4, Wisconsin Administrative Code, this letter serves as notification of contamination within the right of way described herein.

County: Dane
Right of Way: 'Branch Street
Site Address: 6519 Century Avenue, Middleton, Wisconsin
WDNR BRRTS No: 03-13-237048
PECFA No: 53562-2223-19
DNR FID No: 113093420
Owner's Name: PDQ Food Stores, Inc.
Owner's Address: 8383 Greenway Blvd., Middleton, WI 53562
Consulting Firm: Terracon
Consultant Contact: Jason B. Lowery
Consultant Address: 2277 West Spencer Street, Appleton, Wisconsin 54914
Consultant Phone: (920) 993-9096
Consultant Fax: (920) 993-9108
Consultant Email: jblowery@terracon.com
Soil Contamination: no
Depth to Contaminated Soil: N/A
Vertical Extent of Contaminated Soil: N/A
Groundwater Contamination: yes
Depth to Water Table: Between 12 and 15 feet below grade

PDQ #106
BRRTS No. 03-13-237048
September 30, 2003

Description of the type(s) of contamination present: Benzene, ethylbenzene, tolune, xylenes, gasoline range organics (petroleum hydrocarbons)
Brief summary of cleanup actvities: N/A
Current plume map (soil): N/A
Current plume map (groundwater): Attached

If you have questions or require additional information regarding this letter, please contact me in writing at the above-referenced address or by telephone at (608) 828-2106

Sincerely,

Jerry Archer
President