

GIS REGISTRY INFORMATION

SITE NAME: United Co-op
BRRTS #: 02-57-248471 **FID # (if appropriate):**
COMMERCE # (if appropriate):
CLOSURE DATE: 13-Jan-2005
STREET ADDRESS: 55 Eagle Street
CITY: Reedsburg

SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection): X= 518590 Y= 340197

CONTAMINATED MEDIA: Groundwater Soil Both

OFF-SOURCE GW CONTAMINATION >ES: Yes No

IF YES, STREET ADDRESS 1: _____

GPS COORDINATES (meters in WTM91 projection): X= _____ Y= _____

OFF-SOURCE SOIL CONTAMINATION >Generic or Site-Specific RCL (SSRCL): Yes No

IF YES, STREET ADDRESS 1: _____

GPS COORDINATES (meters in WTM91 projection): X= _____ Y= _____

CONTAMINATION IN RIGHT OF WAY: Yes No

DOCUMENTS NEEDED:

- Closure Letter, and any conditional closure letter issued
- Copy of most recent deed, including legal description, for all affected properties
- Certified survey map or relevant portion of the recorded plat map (if referenced in the legal description) for all affected properties
- County Parcel ID number, if used for county, for all affected properties 276 1054 0000
- 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.
- 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.
- Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)
- Tables of Latest Soil Analytical Results (no shading or cross-hatching)
- 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. No
- GW: Table of water level elevations, with sampling dates, and free product noted if present No
- GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)
- SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour No
- Geologic cross-sections, if required for SI. (8.5x14" if paper copy) No
- RP certified statement that legal descriptions are complete and accurate
- 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 NA



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Scott Hassett, Secretary
Ruthe E. Badger, Regional Director

South Central Region Headquarters
3911 Fish Hatchery Road
Fitchburg, Wisconsin 53711-5397
Telephone 608-275-3266
FAX 608-275-3338
TTY 608-275-3231

January 13, 2005

Mr. William Kness
Agriliance LLC – Land o' Lakes
2339 NE Estate Drive
Hillsboro, OR 97124

Subject: Final Case Closure with Conditions Met: United Cooperative, 55 Eagle Street,
Reedsburg, Sauk County; BRRTS# 02-57-248471

Dear Mr. Kness:

On November 4, 2004, the South Central Region Closure Committee reviewed your site, as listed above, for closure. This committee reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases. On November 9, 2004, you were notified that the Closure Committee had granted conditional closure for this case.

On January 7, 2005, the Department received correspondence regarding the single condition of closure requiring the proper abandonment of the four monitoring wells associated with this case. Because the United Cooperative property is also the subject of a continuing agricultural chemical release case, you have requested, through your consultant, that the monitoring wells be allowed to continue to be used to monitor groundwater for this case. This is acceptable to us and I have notified the project manager assigned to this case at the Department of Agriculture, Trade, and Consumer Protection of this arrangement. Based on the correspondence and data provided, it appears that your site has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code. The Department considers this case closed and no further investigation, remediation, or other action is required at this time.

Your site will be listed on the DNR Remediation and Redevelopment GIS Registry of Closed Remediation Sites for remaining groundwater contamination. Information that was submitted with your closure request 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> Since your property is listed on the GIS Registry due to groundwater contamination exceeding ch. NR 140 standards at the time of closure, if you intend to construct or reconstruct a well, you will need Department approval. Department approval is required before construction or reconstruction of a well on a property listed on the GIS Registry, in accordance with s. NR 812.09(4)(w). To obtain approval, Form 3300-254 must be completed and submitted to the DNR Drinking and Groundwater program's regional water supply specialist. This form can be obtained on-line at the web address listed above.

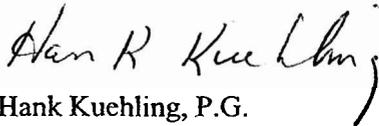
As mentioned in my last letter, if this is a PECFA site, section 101.143, Wis. Stats., requires that PECFA claimants seeking reimbursement of interest costs, for sites with petroleum contamination, submit a final reimbursement claim within 120 days after they receive a closure letter on their site. For claims not

received by the PECFA Program within 120 days of the date of this letter, interest costs after 60 days of the date of this letter will not be eligible for PECFA reimbursement.

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 address listed above or as indicated below.

Sincerely,



Hank Kuehling, P.G.
Remediation & Redevelopment Program Hydrogeologist
608.275.3286
harlan.kuehling@dnr.state.wi.us

cc: Jason Powell - METCO



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

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South Central Region Headquarters
3911 Fish Hatchery Road
Fitchburg, Wisconsin 53711-5397
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FAX 608-275-3338
TTY 608-275-3231

November 9, 2004

Mr. William Kness
Agriliance LLC – Land o' Lakes
2339 NE Estate Drive
Hillsboro, OR 97124

Subject: Conditional Case Closure of United Co-op, 55 Eagle Street; Reedsburg; Sauk County;
BRRTS # 02-57-248471

Dear Mr. Kness:

On November 4, 2004, the South Central Region Closure Committee reviewed your request for closure of the case described above. This 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 committee has determined that the petroleum contamination on the site appears to have been investigated and remediated to the extent practicable under the site conditions. Your site has been remediated to Department standards in accordance with s. NR 726.05, Wis. Adm. Code and will be closed if the following condition is satisfied.

MONITORING WELL ABANDONMENT

The monitoring wells at the site must be properly abandoned in compliance with ch. NR 141, Wis. Adm. Code. Documentation of well abandonment must be submitted to the Department on Form 3300-5B, which can be found at www.dnr.state.wi.us/org/water/dgw/gw/ or can be provided by the Department at your request. When this condition has been satisfied, you will receive a final case closure letter.

Your site will be listed on the DNR Remediation and Redevelopment Groundwater 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 the <http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.htm> website.)

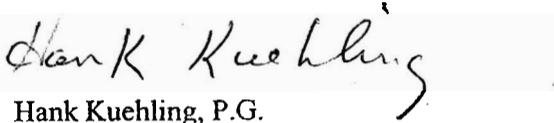
If this is a PECFA site, section 101.143, Wis. Stats., requires that PECFA claimants seeking reimbursement of interest costs for sites with petroleum contamination must submit a final reimbursement claim within 120 days after they receive a final closure letter for their site. For claims not received by the PECFA Program within 120 days of the date of that final closure letter, interest costs after 60 days of the date of this letter will not be eligible for PECFA reimbursement.

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 address listed above or as indicated below.

Sincerely,

A handwritten signature in black ink that reads "Hank Kuehling". The signature is written in a cursive style and is positioned above a light gray rectangular box.

Hank Kuehling, P.G.
Remediation & Redevelopment Program Hydrogeologist
608.275.3286
harlan.kuehling@dnr.state.wi.us

cc: Jason Powell, - METCO

NE 9-12-4	3	Philip Babb & W. Hannah to	W.D.	May 17-73
25			1.	30 - "
639.		C & N W R R Co. 1/2 mi on easide 3 cts li of rly 50 ft wide of rd & empty across the		

Strip 100 ft. wide across N.E. $\frac{1}{4}$ 9-12-4.
ex. lot 22 matth's 2nd add.
In place of deed lost.

SE $\frac{1}{4}$ Sec 5 & the NE $\frac{1}{4}$ & SW $\frac{1}{4}$ of
same sec (No mention of sec 9)

NE 9-12-4	4	Cliza A. Titus to	W.D.	May 17-73
25			1	" 30 - "
640		C. & N. W. R. R. Co.		

Strip 100 ft. wide across N.E. $\frac{1}{4}$ 9-12-4.
ex. lot 22 matth's 2nd add. Reidsburg.
In place of one ^{lost} given to the same party by
1st party in 1871 which is believed to have been
destroyed by the Chicago fire

EXHIBIT A (8 pages)

FGK

ASSIGNMENT

THIS ASSIGNMENT made and entered into this 20th day of March 1985 by and between CHICAGO AND NORTH WESTERN TRANSPORTATION COMPANY, (hereinafter the "Transportation Company"), The Cropmate Company, 320 Embassy Plaza Building, Oak Brook, Illinois 60455 (hereinafter called "Assignor"), and First Leasing, d/b/a The Cropmate Company, 680 Reedsburg, WI (hereinafter called "Assignee"),

WITNESSETH, WHEREAS, the Chicago and North Western Transportation Company entered certain Lease Agreement No. 86383, dated November 11, 1977, and with the Assignor entered a certain Lease Assignment dated August 12, 1983, under Lease No. 86383 covering use of Transportation Company's property at Reedsburg, in the County of Sauk, and State of Wisconsin, the terms and conditions of which agreement and all of its terms and conditions are by this reference made a part of; and

WHEREAS, it is the desire of all parties hereto that the Assignee become the sole interest of the Assignor under said lease;

NOW, THEREFORE, in consideration of the premises it is hereby mutually agreed:

1. That the Assignee shall succeed to all of the rights and obligations of the Assignor under the said lease, and shall be constituted the full and complete Assignee thereof subject to all of the terms and conditions in said lease set forth.
2. The Assignee hereby expressly assumes and agrees to perform and abide by all obligations and conditions on the part of the Assignor to be kept and performed under the said lease and the Assignor hereby assigns unto the Assignee and relinquishes in favor of the Assignee all rights therein. The Transportation Company consents and agrees to the foregoing assignment on the conditions above set forth.
3. This Assignment shall be effective from December 23, 1983 but it is not intended that its execution shall in any way affect the rights or obligations existing between Assignor and the Transportation Company which may have accrued under said lease prior to date, except as hereinafter provided.
4. The Assignee covenants and agrees to pay to the Transportation Company as rent on demised premises as follows: One Thousand Nine Hundred Fifty And NO/100 (\$1,950.00) per annum, plus taxes, effective November 1, 1985.

4A. When this Assignment is returned executed by Assignor and Assignee, the Assignee pay to the Transportation Company \$35.00 for processing this Assignment.

5. That the said leased premises shall be used and occupied exclusively for the purpose of handling and distribution of bulk liquid fertilizers

6. (a) No receipt of money by Transportation Company from Assignee after any default of Assignee or after the expiration of this lease or after the service of any notice or the commencement of any suit, or after final judgment for possession of said premises shall constitute such default or reinstate, continue or extend the term of this lease or affect notice or suit, as the case may be. (b) No waiver of any default of Assignee shall be implied from omission by Transportation Company to take any action on account of such default and no express waiver shall affect any default other than the default specified in this express waiver and that only for the time and to the extent therein stated.

IN WITNESS WHEREOF, the parties have caused this Assignment to be executed the day and year first above written.

Michael E. McDonald
Witness for Transportation Co.

CHICAGO AND NORTH WESTERN TRANSPORTATION COMPANY
By: Robert W. Muehl
Vice President
Real Estate and Industrial Development

[Signature]
Witness or, Attestor for Assignor

Assignor: THE CROPMATE COMPANY
By: [Signature]

Donald R. Kirsner
Witness or, Attestor for Assignee

Assignee: FIRST LEASING, D/B/A THE CROPMATE COMPANY
By: First Leasing d/b/a The Cropmate
By Donald Kirsner

OFFER TO LEASE

LEASE NO. 86383

PRIOR LEASE NO. 75196

Chicago and North Western Transportation Company
400 West Madison Street
Chicago, Illinois 60606

Attention: Real Estate Department

Gentlemen:

On this 11th day of November, 19 77.

Amoco Oil Company
NAME OF LESSEE (indicate if corporation, partnership, company, or individual)

8112 West Bluemound Road
STREET ADDRESS

Wauwatosa, Wisconsin 53213
CITY AND STATE (include Zip Code)

(hereinafter called "Lessee") hereby offers and agrees to lease from the

CHICAGO AND NORTH WESTERN TRANSPORTATION COMPANY, whose address

is shown above, (hereinafter called "Lessor") the real estate (hereinafter called "the

premises" of Lessor situated in or near the City (Village) of REEDSBURG,

County of SAUK, and State of WISCONSIN

shown outlined in yellow on the map marked "Exhibit A" attached hereto and made a

part hereof, for and during the term of Five (5) year(s),

beginning November 1, 1977, unless terminated sooner as provided herein.

Upon acceptance by Lessor of Lessee's OFFER TO LEASE, said OFFER TO LEASE

shall become a lease binding upon the parties hereto.
This lease is made upon the following express covenants and agreements, each

of which is made an express condition hereof:

1. Lessee covenants and agrees to pay Lessor as rent for the premises the sum of

RENT

One Thousand Five Hundred And NO/100 (\$1,500.00)

Dollars per Annun payable Annually in advance, the first payment of which is due with the submitting of this OFFER TO LEASE by Lessee. Any payment of unearned rental will be refunded if this OFFER TO LEASE is not accepted by Lessor within 120 days from the date first shown above.

FUND

2. The premises shall be used for the following purpose(s) only: Site for handling and distribution of bulk liquid fertilizers

PURPOSE

Lessee agrees to handle only such articles as are appropriate to this type of business, occupancy or use.

3. (a) Lessee shall pay all real estate taxes or other charges applicable to or assessed against the Lessee, the premises, the business conducted thereon, and the improvements placed thereon for each year of the term of this lease even though such taxes or charges may not become due and payable until after the expiration or termination of this lease. The general taxes for the year in which the term of this lease shall commence shall be prorated from January 1st to the date on which the term of this lease commences. If Lessor shall terminate this lease during the term hereof for any reason, the general taxes for the year in which the lease is so terminated shall be

TAXES

Note: Amoco Oil Company had a crop protection division and the Amoco Oil Company reportedly used this property for bulk fertilizer storage during the period in which they leased the property.

SPECIAL
ASSESSMENTS

protected from January 1st to the date on which Lessee shall deliver possession of the premises to Lessor. If Lessee shall terminate this lease during the term hereof for any reason, the general taxes for the full year in which the lease is so terminated shall be paid by Lessee. Final tax payments will be computed on the basis of the most recent tax bill.

(b) If any such taxes or charges shall have been paid by Lessor, Lessee agrees to reimburse Lessor within 20 days after presentation of a bill therefor. In default of such reimbursements, all sums so paid by Lessor shall be deemed an addition to rent and recoverable as such.

(c) In the event the premises or any part thereof shall be subject to any special assessment or special tax for public improvement in an amount of \$300.00 or more, the rental herein reserved and stipulated to be paid by Lessee shall be increased by 10% per annum of the amount of such special assessment or special tax. If said special assessment or special tax for public improvement shall be less than \$300.00, Lessee agrees to reimburse Lessor the total cost of such assessment within 20 days after presentation of a bill therefor. In default of such reimbursement, all sums so paid by Lessor shall be deemed an addition to rent and recoverable as such.

RESTRICTIONS

4. (a) If the premises encompass an industry track then no excavations, buildings, structures, or obstructions of any kind shall be placed or erected nearer than 8.5 feet on straight track, 9.0 feet on curved track of less than 10 degrees, or 9.5 feet on curved track of 10 degrees or more, laterally of the track center line. No building or structure on the premises shall have a swinging door, window, or other device opening or swinging toward any railroad track, which, when open or extended toward the track, will be within said distances to the track.

(b) In the event this lease covers any air rights over Lessor's trackage, then no building, obstructions, cables, wires, or any other facilities or obstructions shall be placed or constructed within 30 feet vertically of the top of any railroad track.

RESTRICTIONS
ON TRACK
BACK

(c) No new structures of any type will be permitted to be erected or placed (1) within 50 feet of the center line of Lessor's nearest main track, or (2) within 50 feet of the nearest street line which crosses Lessor's track(s).

(d) Any violation of these restrictions contained in this Section 4 will result in the cancellation of this lease in accordance with the provisions herein. Any existing buildings or structures located on the premises prior to the commencement of this lease are an exception to subsections (b) and (c) of this Section 4.

(e) Lessor's knowledge of any non-compliance with the above conditions shall not constitute a waiver of Lessor's right to recover for damages to persons or property as may result therefrom.

RESTRICTIONS
ON SIGNING

5. Lessee shall at all times keep the premises clean and all buildings and other structures thereon in good condition and repair, including the painting thereof. Lessee shall not post, paint, or place, or permit others to post, paint, or place on the premises any advertisement or sign not related directly to Lessee's business.

RESTRICTIONS
ON COMPLIANCE:
INSURANCE
AND LEGAL

6. (a) Lessee shall not use or permit upon the premises (1) anything that will invalidate any policies of insurance now or hereafter carried on the premises or any building or structure thereon, or (2) anything that will increase the rate of such insurance. Lessee shall maintain and use the premises and buildings and structures thereon in accordance with the requirements of all local ordinances, state and federal laws in effect during the term of this lease.

RESTRICTIONS
ON POLLUTANTS
AND CONTAMINANTS

(b) Lessee further agrees to comply with all ordinances, laws, rules, or regulations enacted by any governmental body or agency relating to the control, abatement or emission of air and water contaminants and/or the disposal of refuse, solid wastes or liquid wastes, or any other ordinances, laws, rules, or regulations which may be applicable to him or his activities on the leased premises. Lessee shall bear all cost and expense arising from compliance with said ordinances, laws, rules, or regulations, and shall indemnify and save harmless Lessor from all liability, including without limitation, fines, forfeitures, and penalties arising in connection with the failure by Lessee to comply with such ordinances, laws, rules, or regulations. Lessee will provide to Lessor tangible evidence of his compliance with all ordinances, laws, rules, or regulations upon the commencement date of this lease.

RESTRICTIONS
ON LOCATION
OF UTILITIES
AND FACILITIES

7. Lessee accepts the premises subject to rights of any party, including Lessor, in and to any existing conduits, sewers, waterlines, gas lines, power lines, drainage facilities, telephone, telegraph, or other wires, and poles and utilities or

facilities of any kind whatsoever, whether or not of record. Should it at any time become necessary to relocate any of same by reason of this lease Lessee shall bear and pay the cost of so doing.

ROADWAYS

ACCESS

LESSOR'S FACILITIES

LESSOR'S TITLE

INDEMNIFICATION

INSURANCE

WAIVER

LIENS

TURN-OVER

INDEMNITY-MAINTENANCE

8. (a) Lessee accepts the premises subject to rights of any party, including Lessor, in and to any existing roadways, easements, permits, or licenses. Lessee agrees to provide to Lessor, and other tenants and grantees and permittees of Lessor, access over and through premises on these existing roadways should such access be deemed necessary by Lessor. Lessee further agrees that Lessor shall not be responsible for the care or maintenance of said roadways.

(b) Lessor reserves the right to maintain or relocate its existing facilities, or to construct and thereafter maintain new facilities, on or in the vicinity of the premises with no liability for damages to Lessee's interests or property resulting from such activities.

9. Lessor makes no covenant for quiet enjoyment of the premises. Lessee assumes any damages Lessee may sustain as a result of, or in connection with, any want or failure at any time of Lessor's title to the premises.

10. (a) Lessee accepts this lease of the premises with knowledge of the existence of railroad tracks upon or in the vicinity of the premises and of all the risks of damage or injury which might or could occur to properties or persons upon or in the vicinity of the premises from or in connection with the operation of railway equipment, or from or in connection with the operation, use, maintenance, or improvement of said tracks. It is therefore agreed, as one of material considerations of this lease and without which this lease would not be granted, that Lessee assumes such risks and agrees to indemnify and hold harmless Lessor from and against any and all liability and expenses whatsoever for bodily injury or death, including without limitation, injury or death to agents, employees, servants, invitees of the Lessor or Lessee, or loss or damage to the property of the Lessor, or Lessee, their agents, employees, servants or invitees, and to the person or property of any other person or corporation, arising directly or indirectly, out of the occupancy of, presence on, or use of said leased premises or any structures thereon by Lessee, its employees, agents, or invitees, regardless of the negligence of Lessor.

(b) Lessee further agrees that if in any case the release and indemnity provided in this Section 10 shall not be valid, Lessor shall in such case have the full benefit of any insurance effected by Lessee upon the property injured, destroyed, or damaged and/or against the hazard involved.

11. Lessee agrees to have all insurance policies issued to it, or for or upon Lessee's account, covering any injuries to persons or any loss or damage to property so written that the insurer shall have no claim or recourse of any kind whatsoever against Lessor or the premises.

12. Lessee agrees not to suffer or permit any lien of mechanics or materialmen to be placed upon the premises or any part thereof and, in case of any such lien attaching, to immediately pay off and remove the same. It is further agreed by the parties hereto that Lessee has no authority or power to cause or permit any lien or encumbrance of any kind whatsoever, whether created by act of Lessee, operation of law or otherwise, to attach to or to be placed upon Lessor's title or interest in the premises, and any and all liens and encumbrances created or suffered by Lessee shall attach to Lessee's interest only.

13. It is further agreed that in case Lessee, with the consent of Lessor, holds possession of the premises beyond the term of this lease, such action of the parties shall have the effect of extending the term of this lease on a month-to-month basis, subject in all respects to all of the terms, conditions, covenants and agreements of this lease, including all rights of termination in all respects as herein provided.

14. If the whole or any part of the premises shall be taken or condemned by any competent Authority for any public use or purpose this lease shall, as to the part so taken, terminate as of the date when taken or required for such use or purpose. Rent shall abate proportionately as to the part so taken, or shall cease if all of the premises be so taken. The entire amount of damages or compensation payable or paid

for the part taken and for the remainder, if any, shall be paid to and retained by Lessor as its own property without apportionment. Lessee hereby assigns to Lessor any claim which Lessee would have to such damages. Lessee shall look solely to said Authority for any compensation or damages on account of damage to Lessee's leasehold interest, Lessee's business interests, Lessee's cost and expense of removing Lessee's personal property from the premises, and for the cost and expense of moving any building or other structure placed upon the premises by Lessee and which Lessee would have the right to remove as a lessee of the premises.

CAUSES FOR EACH

15. It is agreed that upon the happening of any of the following: (1) if Lessee defaults in any of Lessee's undertakings in this lease, or (2) if any voluntary or involuntary petition or similar pleading under any bankruptcy act be filed by or against Lessee, or (3) if the leasehold interest of Lessee be levied upon or attached by process of law, or (4) if Lessee makes an assignment for the benefit of creditors, or (5) if a receiver be appointed for any property of Lessee thereupon ipso facto and without entry or other action by Lessor, then such event or action shall be deemed to constitute a breach of this lease and this lease shall cease and determine.

UNPAID BILLS

16. All payments becoming due under this lease shall (1) be considered as rent and, if unpaid when due, shall bear interest at 8% per annum until paid, (2) constitute a lien upon any buildings or other property owned by Lessee located upon the premises, and the lien may be foreclosed according to law.

TERMINATION

17. Either party may at any time terminate this lease by giving 30 days' notice of its intention to do so. Upon any such termination if rent shall have been paid in advance Lessor shall refund to Lessee the unearned portion thereof for the period extending beyond such date of termination.

REFUND

RENDER UP PREMISES

18. (a) Upon the termination of this lease by any manner, means, or contingency whatsoever, Lessee shall without further notice or demand deliver possession of the premises to Lessor in as good condition as when entered upon. Lessee hereby agrees to remove all buildings, structures, foundations, footings, materials, signs, debris, or any other articles, structures or facilities owned by Lessee or permitted to be placed on the premises by Lessee before the termination of this lease.

LIABILITY FOR DAMAGE TO LAND

(b) If Lessee shall fail to so remove such property, such failure shall constitute an abandonment of such property and title thereto shall pass to Lessor immediately, without any cost either by set-off, credit allowance, or otherwise. Lessor may retain, tear down, remove, or sell such property, or any part thereof, without any liability for damage therefor in any respect whatsoever and Lessee shall promptly pay Lessor for any and all expenses incurred by Lessor in tearing down, removing, or selling such property.

LIABILITY TO RE-ENTER

19. Lessee shall pay Lessor as liquidated damages, and not as a penalty or forfeiture, \$10.00 per day for all the time Lessee shall retain possession of the premises, or any part thereof, after the termination of this lease whether by lapse of time or otherwise. "Possession of the premises" shall include, but shall not be limited to, continued placement of buildings, structures, foundations, footings, materials, signs, debris, or other articles or facilities owned by Lessee or permitted to be placed on the premises by Lessee.

RE-ENTRY

20. If Lessee shall breach or default in any of the terms of this lease, or if this lease shall expire or terminate in any manner, it shall be lawful for Lessor then or at any time thereafter to re-enter the premises and take possession thereof, with or without process of law, and to use any reasonable or necessary force for regaining possession. However, Lessee shall have the right to remove certain of Lessee's properties as herein provided.

CONFESSIOIN IN JUDGMENT

~~21. If default be made in the payment of the rent or any other payment herein reserved or of any installment thereof as herein provided, Lessee does hereby irrevocably make, constitute, and appoint any attorney of any court of record to be Lessee's true and lawful attorney for Lessee and in Lessee's name, place, and stead, to appear in any court of record in term-time or vacation time, or any time hereafter, enter Lessee's~~

~~appearance, waive the issuance of process and service thereof, and to confess judgment upon said lease, from time to time, in favor of said Lessor and against Lessee for the amount of rent which may then be due, by authority of the terms of said lease, together with the costs of such proceedings, and reasonable attorney's fees in or about the entering of said judgment, and also to file a cognovit for the total amount thereof with an agreement therein waiving and releasing all errors which may intervene in any such proceeding, and waiving all rights of appeal or writ of error, and agreeing that no bill in equity shall be filed to interfere with the operation of said judgment or any execution issued thereon, and consenting to an immediate execution on said judgment, hereby certifying and confirming all that Lessee's said attorney may lawfully do by authority hereof.~~

WAIVER OF REMEDIES

22. (a) No waiver of any default of Lessee shall be implied from omission by Lessor to take any action on account of such default. No express waiver shall affect any default other than the default specified in the express waiver and that only for the time and to the extent therein stated. No receipt of money by Lessor from Lessee (1) after any default by Lessee, (2) after the termination of this lease, (3) after the service of any notice or demand or after the commencement of any suit, or (4) after final judgment for possession of the premises, shall waive such default or reinstate, continue, or extend the term of this lease or affect in any way any such notice or suit, as the case may be.

(b) The erection of buildings or other improvements on the premises shall not constitute a waiver or affect in any way the right of either party to terminate this lease.

ASSIGNMENT

23. Any sale, assignment, transfer, or underletting of this lease by Lessee without the previous written consent of Lessor shall be void. No act of Lessor, including acceptance of money by Lessor from any other party, shall constitute a waiver of this provision.

RIGHTS ARE CUMULATIVE

24. All rights and remedies of Lessor shall be cumulative, and none shall exclude any other rights and remedies allowed by law.

NOTICES

25. All notices, demands, elections, and other instruments required or permitted to be given or made by either party upon the other by the terms of this lease or any statute shall be in writing. They shall be deemed to have been sufficiently served if sent by certified or registered mail with proper postage prepaid to Lessor or Lessee at the respective address first above shown. Such notices, demands, elections and other instruments shall be considered as delivered to recipient on the first business day after deposit in the U. S. Mail.

ENTIRE AGREEMENT

26. All of the representations and obligations of Lessor are contained herein. No modification, waiver, or amendment of this lease, or any of its terms, shall be binding upon Lessor unless it is in writing and signed by a duly authorized Officer of the Lessor.

PERIODICAL REVIEW

27. Lessor reserves the right to review and revise the rent applicable to this lease upon (1) any change in usage of the premises, (2) any extension of the lease term, (3) any assignment of the lease, or (4) any subletting of the whole or any part of the premises.

RAIL SERVICE

28. Lessor makes no warranties or representations, expressed or implied, as to continued rail service to the premises.

JOINT LIABILITY

29. In the event that Lessee embraces two or more individuals or corporations, the covenants and agreements herein contained shall be the joint and several obligations of each of such persons or corporations.

MAINTENANCE

30. Lessee has examined and knows the conditions of the premises and shall enter upon and take the same in their condition at the commencement of the term of this lease. Lessee will at its own cost and expense make any necessary alterations required; however, no alterations shall be made without the consent of Lessor. Lessee will make all repairs necessary to keep the premises in at least as good a condition as when entered upon. Repairs necessitated by ordinary wear and tear, by storm, fire, and wind shall be

SNOW
DRAINAGE

FLOOR LOAD

UTILITIES

PROPERTY
INSURANCE

the sole responsibility of Lessee. Lessee agrees to indemnify, save, and keep harmless Lessor from all claims, demands, liability, judgments cost and expense, including attorneys' fees, arising or growing out of loss or damage to any property whatsoever, other than property of Lessor, which is in, upon, or about any part of the premises, from any cause whatsoever.

31. Lessee agrees he will not dump any snow on Lessor's adjoining land nor alter in any way the drainage of either the premises or Lessor's adjoining land.

32. If this OFFER TO LEASE covers a Lessor-owned building, Lessee further agrees:

(1) that no material shall be placed or stored upon the premises that will exceed a floor load of _____ pounds per square foot

(2) that Lessor will not supply any heat, water or electricity for the premises.

(3) the Lessee agrees to maintain, at his own cost and expense, and to keep in full force and effect during the term of this OFFER TO LEASE Fire and Extended Coverage Insurance for the full insurable value of the leased property. A copy of the insurance policy shall be filed with the Lessor, and it MUST provide and/or show the following:

(a) The Lessee and Lessor shall be jointly insured subject to a 30 day prior written notice given to the Real Estate Department, Chicago and North Western Transportation Company, 400 West Madison Street, Chicago, Illinois 60606, if the policy or certificate of insurance is cancelled or materially changed.

(b) Loss to the leased property is to be paid to and adjusted with the Lessor.

(c) OFFER TO LEASE Number _____ shall appear on the policy.

Lessee and Lessor agree to waive all rights, each against the other, for damages caused by fire or other covered peril to the extent recoverable from insurance. The provision of insurance does not otherwise limit the liabilities assumed by the Lessee pursuant to the OFFER TO LEASE.

33. In the event any of the terms or provisions of this agreement have been carried out or performed prior to the date of execution hereof, or if Lessee has occupied the premises prior to Lessor's acceptance of this OFFER TO LEASE, It is understood and agreed that this OFFER TO LEASE shall nevertheless be of the same force and effect as though same has been executed by the parties prior to such performance or occupancy.

AMOCO OIL COMPANY

[Signature] (Lessee)

T. J. Mueller, Mgr.
Regional Real Estate

Secretary

[Signature] (Attest)

This OFFER TO LEASE is hereby accepted by Lessor on this 16TH day of JANUARY, 1978, in accordance with the covenants, terms and conditions herein provided.

**CHICAGO AND NORTH WESTERN
TRANSPORTATION COMPANY**

By [Signature]
Assistant Vice President
Real Estate and Industrial Development

[Signature]
Witness (Attest)

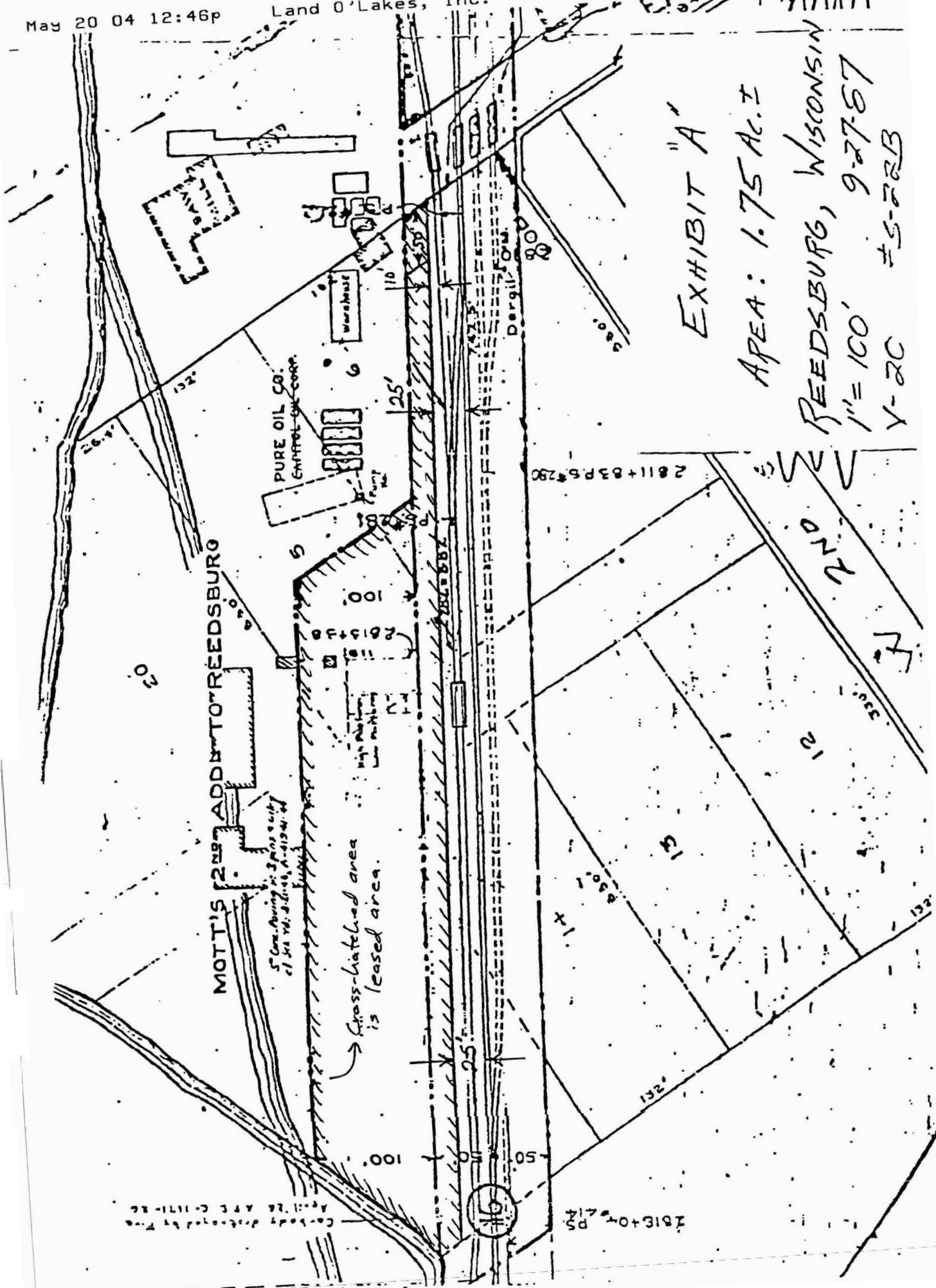


EXHIBIT "A"

AREA: 1.75 AC.±

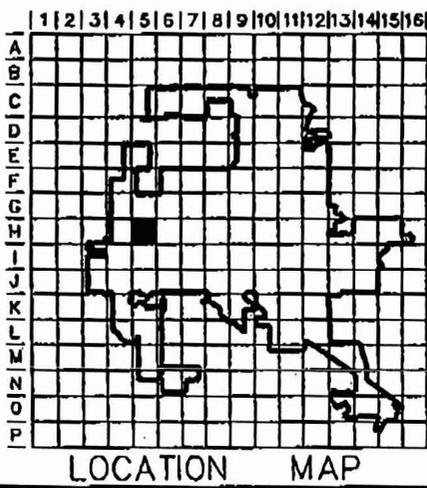
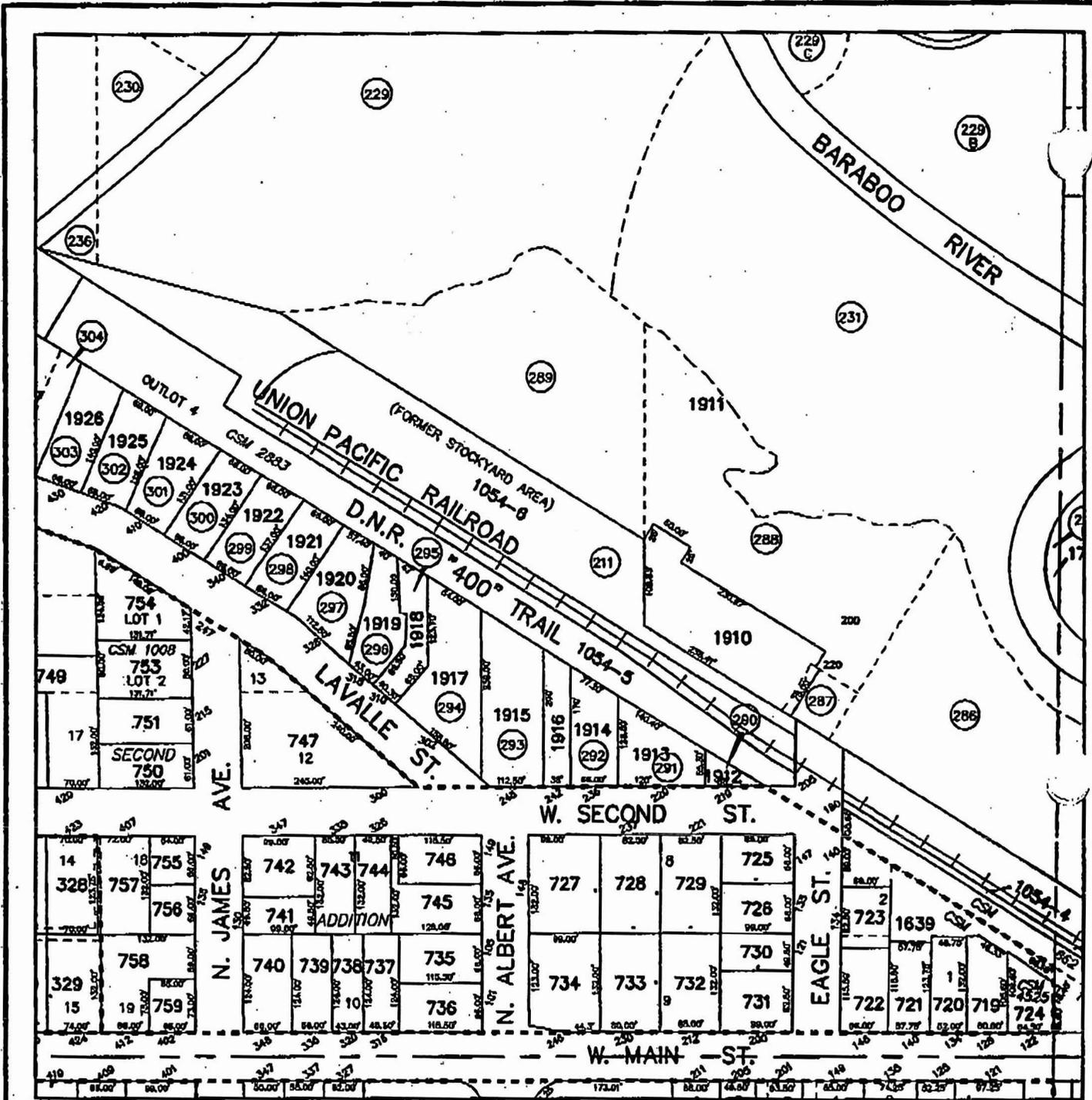
REEDSBURG, WISCONSIN

1"=100'

Y-2C #5-22B

Copy destroyed by Fire April 26 A.F.C. C-1171-12

1813+04 PS 412



CITY OF REEDSBURG

134 S. LOCUST ST. P.O. BOX 490
REEDSBURG, WISCONSIN 53909
PH. 608-824-8468 FAX 608-524-8458

SAUK COUNTY, WISCONSIN

----- SUBDIVISION BOUNDARY
- - - - - CITY LIMITS

THIS MAP IS PREPARED FOR ASSESSMENT PURPOSES ONLY AND IS NOT FOR ENGINEERING USE.

REVISED BY
CITY OF REEDSBURG
ENGINEERING DEPARTMENT
ORIGINALLY CREATED BY
VIERBICHER ASSOCIATES, INC



H-5
SE1/4-NE1/4
SECTION 9-12-4

MARCH 2003

Search By: Parcel# 2003 276 1054-60000

Owners Name UNION PACIFIC RR (FMLY C&NW RR)
Mail to Name R E DEPT/FOLDER 10894-26
Line 1 UNION PACIFIC RR (FMLY C&NW RR)
Line 2 1800 FARMEN ST
Line 4
Line 5
City OMAHA NE 68102

No
Ref #

*Is so old that
they didn't keep
track back then*

Legal Description	Land Class Info
S 9-12-4 PRT SE NE = THAT PRT OF RAILROAD PROPERTY BEING FORMER STOCKYARD AREA LYING NWLY OF EAGLE ST, NELY OF RR TRACKS & SELY OF RIVER 1.79A M/L (LEASED TO UNITED COOPERATIVE PER ASSESSOR, 2001)	G2 Mercantile 29200

F2=Restart/Clear Screen

F3=Exit

F5=Name Search

Roll up/down

Attn: Aiana



August 27, 2004

Mr. Lee Hammond
Union Pacific Railroad
1400 Douglas Street, Stop 1080
Omaha, NE 68179-1080

Re: Leased property at 55 Eagle Street, Reedsburg, WI

Dear Mr. Hammond

In November 1996 during on-site excavation work being conducted by United Agri Products for an agricultural chemical remediation project, a petroleum odor was discovered in the groundwater in one specific area of the subject property. After extensive investigation to find a possible source area and to delineate the degree and extent of petroleum impacts in the groundwater, the extent has been defined. No source areas were found. This property was leased by Agriliance, LLC or its predecessor, Terra International, from April 1996 until January 2000. Because no source areas have been identified and because the petroleum odor in the groundwater was discovered during Agriliance's lease period, we have been forced to take the lead in determining extent and pursuing closure.

The concentration of benzene in the groundwater in a limited area of the property is above the state groundwater enforcement standards (ES's) found in chapter NR 140, Wisconsin Administrative Code. However, the environmental consultant (METCO) for this project has informed us that this benzene plume in the groundwater is stable or receding and will naturally degrade over time. METCO has recommended that allowing natural attenuation to complete the cleanup at this site will meet the requirements for case closure that are found in chapters NR 726 and NR 746. Therefore, Agriliance is requesting that the Wisconsin Department of Natural Resources (WDNR) accept natural attenuation as the final remedy for this site and grant case closure. Closure means that the WDNR will not be requiring any further investigation or active cleanup action to be taken, other than the reliance on natural attenuation.

Neither Union Pacific 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.

The WDNR will not review our closure request for at least 30 days after the date of this letter. As a potentially affected property owner, you have the right to contact the WDNR

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 WDNR that is relevant to this closure request, you should mail that information to Steve Ales, WDNR – Madison Office, 3911 Fish Hatchery Road, Madison, WI 53711.

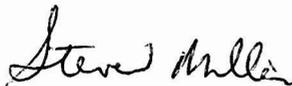
If this case is closed, the property will be listed on the WDNR's geographic information system (GIS) Registry of Closed Remediation Sites. The information on the GIS Registry includes maps showing the location of properties in Wisconsin where groundwater contamination above the ES was found at the time that the case was closed. This GIS Registry is available to the general public on the WDNR's internet web site. Please review the enclosed legal description of your property, and notify us within the next 30 days if the legal description is incorrect.

The City of Reedsburg has a community owned and operated water system which supplies potable water to the property. However, should you or any subsequent property owner wish to construct a water supply well on your property, special well construction standards may be necessary to protect the well from the residual groundwater impacts. Any well driller who proposes to construct a well on your property in the future will first need to call the Diggers Hotline (1-800-242-8511) and also contact the Drinking Water program within the WDNR to determine if there is a need for special well construction standards.

Once the WDNR makes a decision on this closure request, it will be documented in a letter. If the WDNR grants closure, you may obtain a copy of the letter by requesting a copy from Agrilience, by writing to the agency address given above, or by accessing the DNR GIS Registry of Closed Remediation Sites on the Internet at www.gomapout.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 information, please contact Steven Miller with Agrilience at 651-451-5376 or Mr. Ales at the WDNR address noted above or at (608) 275-3310.

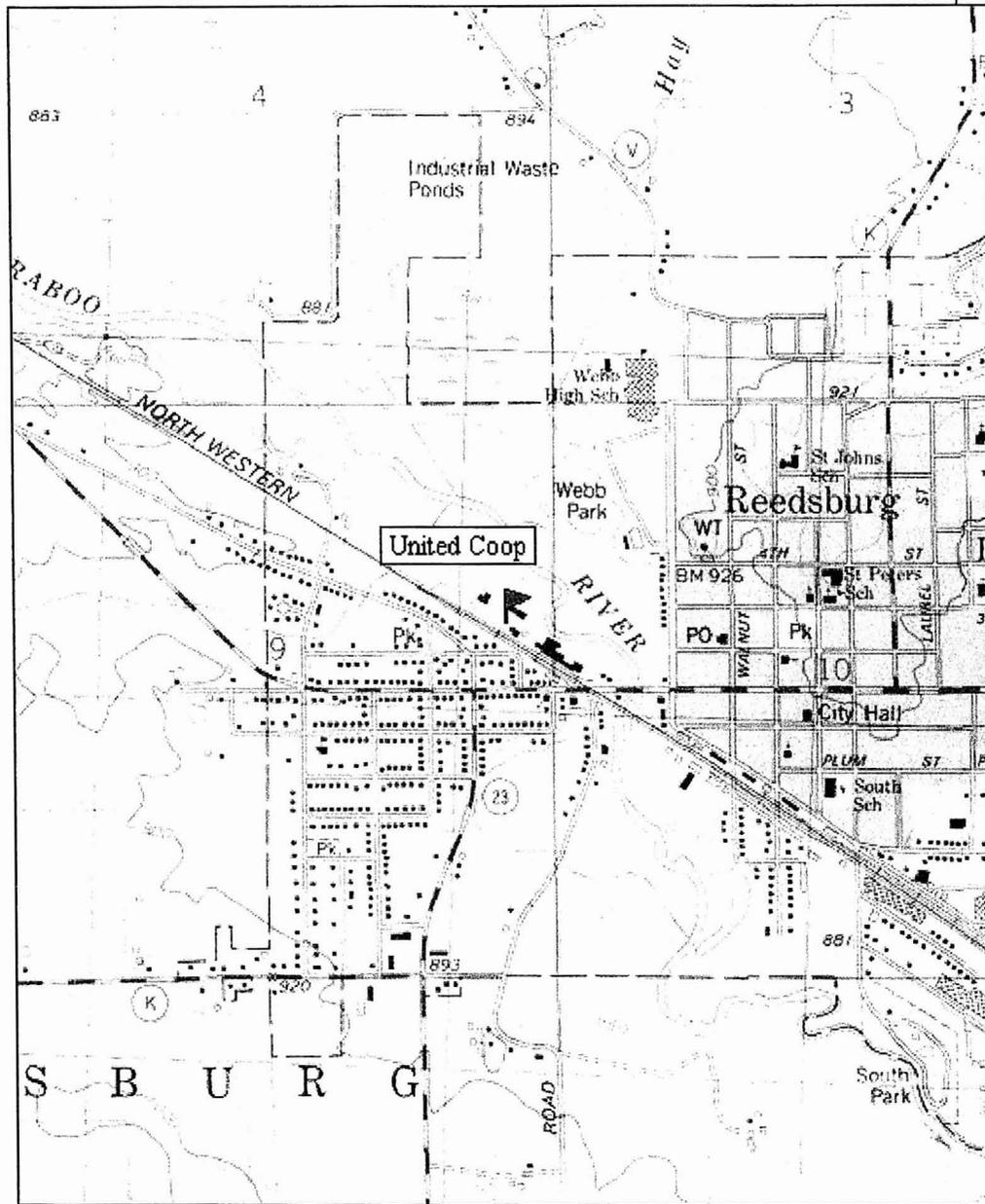
Sincerely,



Steven Miller
Agrilience, LLC

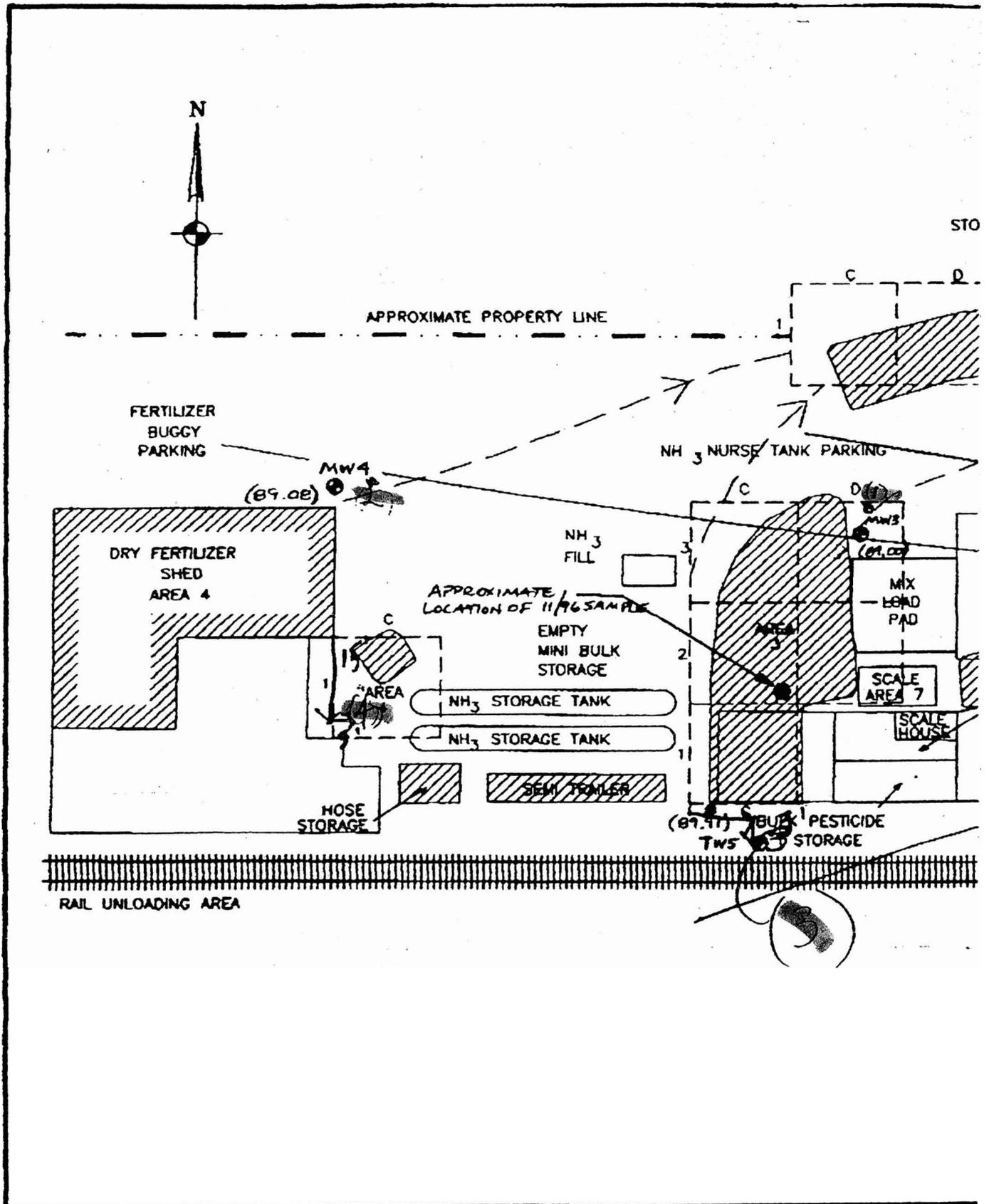
Enclosures: legal description, maps, tables of analytical results

TOPO! map printed on 01/27/04 from "Wisconsin.tpo" and "Untitled.tpg"
NAD27 90°00.000' W



SITE LOCATION MAP
UNITED COOP – REEDSBURG, WI
REEDSBURG WEST QUADRANGLE – 7.5 MINUTE SERIES

METCO
Environmental Consulting, Fuel System Design, Installation and Service
2956 Airport Road – La Crosse, WI 54603 608-781-8879



Client: Terracon Environmental, Inc.
 Log-In: 00-00508
 Project Number: CVXX-92-097A
 PO Number:
 Client Reference: 41007604
 Matrix: Solid
 Lab Sample ID: 00-00508-05

Laboratory: Braun Intertec Corporation
 Lab Contact/Phone: B. Maki/612-942-4820
 Sampler: Client
 % Moisture: 21 %
 MDL: Method Detection Limit
 RL: Reporting Limit

Date Sampled: 01/21/00
 Date Received: 01/25/00
 Date Reported: 01/31/00
 Laboratory ID: 999462640

Client Sample ID/Description: 00-00508-05

Page: 5

Compound	Extract Method	Extract Date	Analysis Method	Analysis Date	Dilution Factor	MDL	RL	Sample Result
Volatile Organic Compounds								
Benzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	0.040 mg/kg
Ethyl Benzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	0.037 mg/kg
Methyl Tertiary Butyl Ether (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	0.111 mg/kg
Toluene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	0.200 mg/kg
1,2,4-Trimethylbenzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	0.070 mg/kg
1,3,5-Trimethylbenzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	0.025 mg/kg
m,p-Xylene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	0.148 mg/kg
o-Xylene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	0.082 mg/kg
Inorganic Solids, Total	-	-	EPA 160.3	01/26/00	1.0	-	-	79 %

Client: Terracon Environmental, Inc.
 Log-In: 00-00508
 Project Number: CVXX-92-007A
 PO Number:
 Client Reference: 41007604
 Matrix: Solid
 Lab Sample ID: 00-00508-06

Laboratory: Braun Intertec Corporation
 Lab Contact/Phone: B. Maki/612-942-4820
 Sampler: Client
 % Moisture: 18 %
 MDL: Method Detection Limit
 RL: Reporting Limit

Date Sampled: 01/21/00
 Date Received: 01/25/00
 Date Reported: 01/31/00
 Laboratory ID: 999462640

Client Sample ID/Description: 00-00508-06

Page: 6

Compound	Extract Method	Extract Date	Analysis Method	Analysis Date	Dilution Factor	MDL	RL	Sample Result
Volatile Organic Compounds								
Benzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Ethyl Benzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Methyl Tertiary Butyl Ether (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Toluene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
1,2,4-Trimethylbenzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
1,3,5-Trimethylbenzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
m,p-Xylene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
o-Xylene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Inorganic Solids, Total	-	-	EPA 160.3	01/26/00	1.0	-	-	82 %

Client: Terracon Environmental, Inc.
 Log-in: 00-00508
 Project Number: CVXX-92-097A
 PO Number:
 Client Reference: 41007604
 Matrix: Solid
 Lab Sample ID: 00-00501-07

Laboratory: Braun Intertec Corporation
 Lab Contact/Phone: B. Maki/612-942-4820
 Sampler: Client
 % Moisture: 7%
 MDL: Method Detection Limit
 RL: Reporting Limit

Date Sampled: 01/21/00
 Date Received: 01/25/00
 Date Reported: 01/31/00
 Laboratory ID: 999462640

Client Sample ID/Description: B-4 2-4 A

Page: 7

Compound	Extract Method	Extract Date	Analysis Method	Analysis Date	Dilution Factor	MDL	RL	Sample Result
Volatiles Organic Compounds								
Benzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Ethyl Benzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Methyl Tertiary Butyl Ether (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Toluene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
1,2,4-Trimethylbenzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
1,3,5-Trimethylbenzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
m,p-Xylene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
o-Xylene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Inorganic Solids Total	-	-	EPA 160.3	01/26/00	1.0	-	-	93 %

Client: Terracon Environmental, Inc.
 Log-in: 00-00508
 Project Number: CVXX-92-097A
 PO Number:
 Client Reference: 41007604
 Matrix: Solid
 Lab Sample ID: 00-00508-08

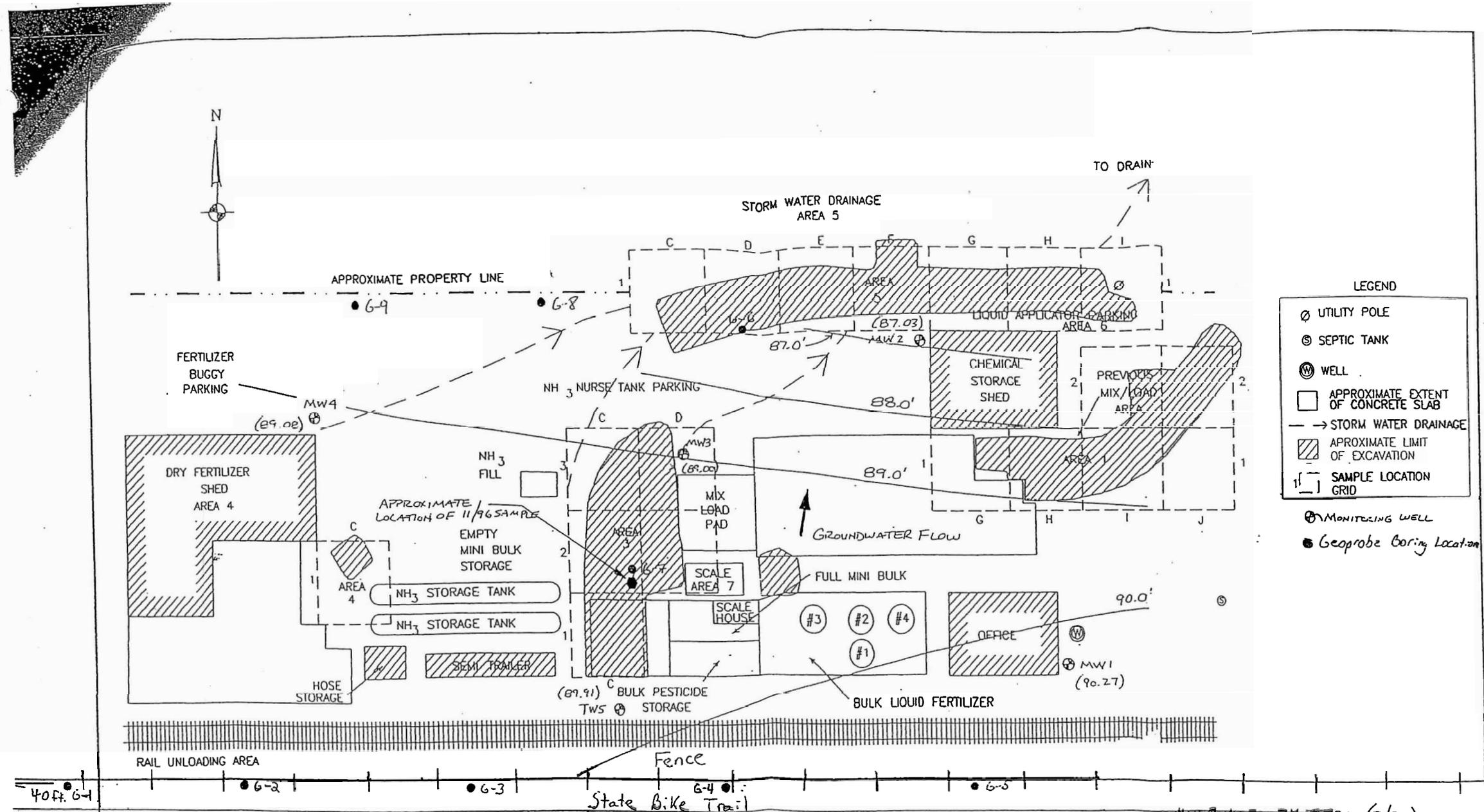
Laboratory: Braun Intertec Corporation
 Lab Contact/Phone: B. Maki/612-942-4820
 Sampler: Client
 % Moisture: 8%
 MDL: Method Detection Limit
 RL: Reporting Limit

Date Sampled: 01/21/00
 Date Received: 01/25/00
 Date Reported: 01/31/00
 Laboratory ID: 999462640

Client Sample ID/Description: B-4 2-4 A

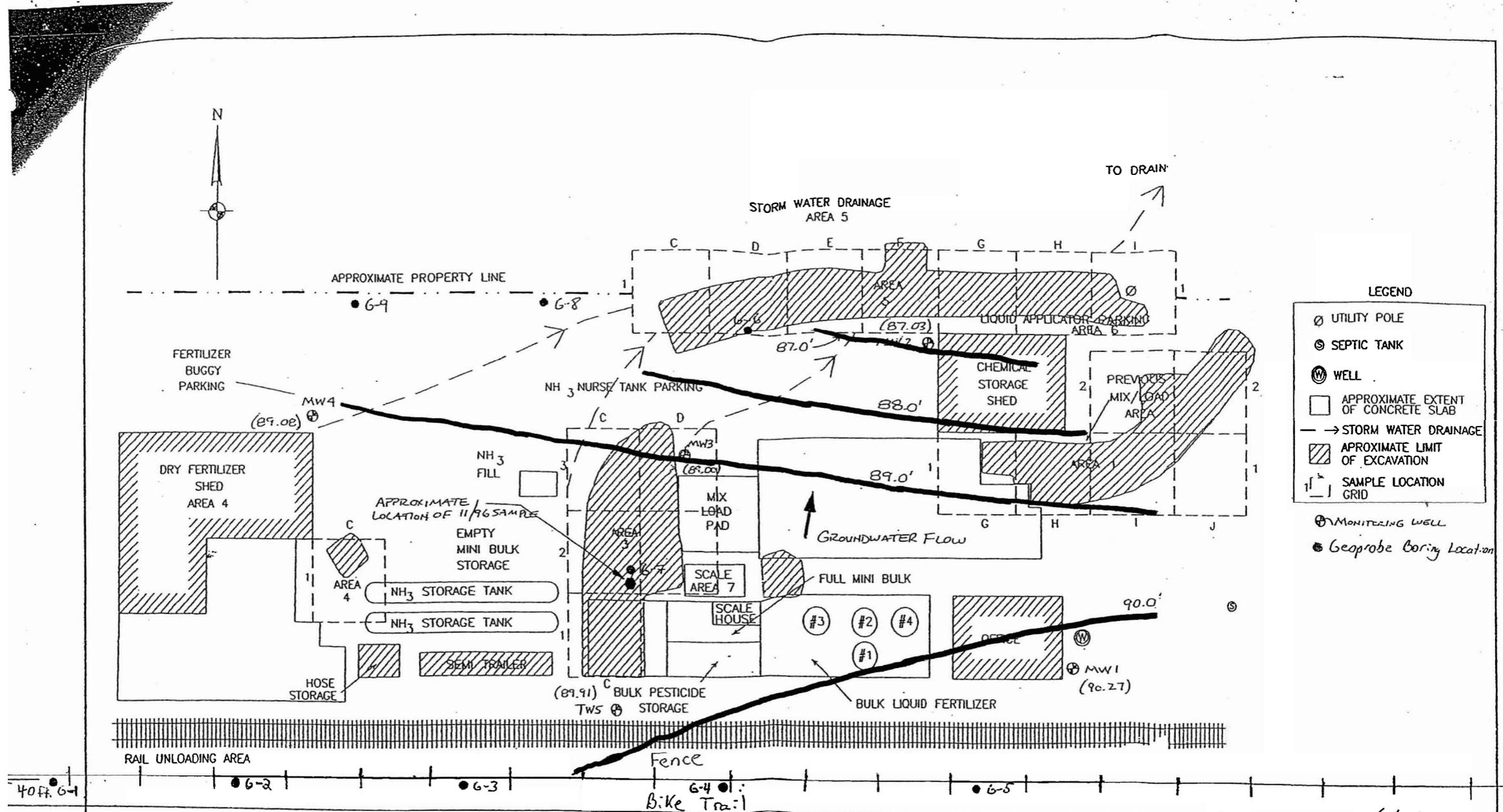
Page: 8

Compound	Extract Method	Extract Date	Analysis Method	Analysis Date	Dilution Factor	MDL	RL	Sample Result
Volatiles Organic Compounds								
Benzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Ethyl Benzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Methyl Tertiary Butyl Ether (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Toluene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
1,2,4-Trimethylbenzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
1,3,5-Trimethylbenzene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
m,p-Xylene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
o-Xylene (dry weight)	SW-846 5030	01/28/00	SW-846 8020	01/28/00	1.0	0.0083	0.025	<0.025 mg/kg
Remarks: The methanol was not added to soil at time of collection as required by method.								
Inorganic Solids Total	-	-	EPA 160.3	01/26/00	1.0	-	-	92 %



MAP REVISED BY TERRA (3/99)

		CLIENT:	COLE GROWER SERVICE
		PROJECT:	REEDSBURG FACILITY
TITLE: REMOVAL ACTION GRID AND LIMITS OF EXCAVATED AREAS			
DESIGNED:	DRAWN:	CHECKED:	APPROVED:
TAM	JCB	TAM	SCS
SCALE: 2 1/2" = 30'	DATE: 12/5/96	FILE NO: 0002	PROJECT NO: 32272-00
			FIGURE NO: 2



LEGEND

- ⊕ UTILITY POLE
- ⊙ SEPTIC TANK
- ⊗ WELL
- APPROXIMATE EXTENT OF CONCRETE SLAB
- STORM WATER DRAINAGE
- ▨ APPROXIMATE LIMIT OF EXCAVATION
- 1 1 SAMPLE LOCATION GRID
- ⊕ MONITORING WELL
- Geoprobe Boring Location

MAP REVISED BY TERRA (3/99)

		CLIENT: COLE GROWER SERVICE	
		PROJECT: REEDSBURG FACILITY	
TITLE: REMOVAL ACTION GRID AND LIMITS OF EXCAVATED AREAS			
DESIGNED: TAM	DRAWN: JCB	CHECKED: TAM	APPROVED: SCS
SCALE: 2.5" 1"=30'	DATE: 12/5/96	FILE NO: DOO2	PROJECT NO: 32272-00
			2

**Table 1
Groundwater Analytical Summary
55 Eagle Street, Reedsburg, WI**

Sample ID	Location	Sample Date	MtBE	Benzene	Toluene	Ethylbenzene	Total Xylenes	1,3,5 TMB	1,2,4 TMB	GRO
MW-1	Near southeast corner of office	1/10/97	<0.3	<0.2	9.5	<0.2	<0.5	<0.3	<0.4	<30
		7/27/99	<0.44	<0.44	<0.40	<0.50	<0.54	<0.45	<0.47	NA
MW-2	Near northwest corner of chemical storage bldg.	1/10/97	<0.3	<0.2	7.5	<0.2	<0.5	<0.3	<0.4	<30
		7/27/99	<0.44	<0.44	<0.40	<0.50	<0.54	<0.45	<0.47	NA
MW-3	Adjacent to mix/load pad.	1/10/97	<6.0	718	70	<4.0	716	18	151	2850
		7/27/99	10	330	5.9	<0.50	108	<0.45	6.5	NA
MW-4	Near southeast corner of dry fertilizer bldg.	1/10/97	48	1500	15	<4.0	428	13	24	3070
		7/27/99	7	53	<0.40	<0.5	13.8	<0.45	2.8	NA
TW-5	Southwest of bulk pesticide storage near railroad spur.	1/10/97	<0.3	<0.2	1.5	<0.2	<0.5	<0.3	0.6	<30
Enforcement Standard			60	5	343	700	620	480 (1)	480 (1)	
Preventative Action Limit			12	0.5	68.6	140	124	96 (1)	* 96 (1)	

Abbreviations:

MtBE = Methyl t-Butyl Ether

TMB = Trimethylbenzene

GRO = Gasoline Range Organics

NA = Not Analyzed

Notes:

Bold face type indicates an enforcement standard

(1) ES and PAL for 1,2,4 and 1,3,5 Trimethylbenzene are for total Trimethylbenzenes.

Summary of Groundwater Quality Test Results
United Coop Site

Monitoring Well MW-3

Date	Ethyl		MTBE	Naphthalene	Toluene	Trimethyl- benzenes	Xylene (Total)	GRO
	Benzene (ppb)	Benzene (ppb)						
1/10/1997	718	<4.0	<6.0	—	70	169	716	2850
07/27/99	330	<0.50	10	—	5.9	6.5-6.95	108	—
04/23/03	46	<0.22	4.6	6.6	3.2	7.8-7.99	32	180
11/06/03	250	<1.1	<1.2	22	3.2	10.3	19	510

Note: Bold type indicates an ES exceedance, *italics* indicates a PAL exceedance.

Monitoring Well MW-4

Date	Ethyl		MTBE	Naphthalene	Toluene	Trimethyl- benzenes	Xylene (Total)	GRO
	Benzene (ppb)	Benzene (ppb)						
1/10/1997	1500	<4.0	48	—	15	37	428	3070
07/27/99	53	<0.50	7.0	—	<0.40	2.8-3.25	13.8	—
04/23/03	1.4	<0.22	1.7	<0.50	0.21	<0.44	1	<50
11/06/03	59	0.45	2	4.9	2.6	3.6	27	150

Note: Bold type indicates an ES exceedance, *italics* indicates a PAL exceedance.

Grab Water sample from open excavation (1996) and G-7-W (2003)

Date	Ethyl		MTBE	Naphthalene	Toluene	Trimethyl- benzenes	Xylene (Total)	GRO
	Benzene (ppb)	Benzene (ppb)						
11/13/1996	660	5200	<200	—	11000	6100	27100	71000
04/23/03	12	1400	<9.2	700	490	4200	1200	38,000

Note: Bold type indicates an ES exceedance, *italics* indicates a PAL exceedance.

**GEOPROBE DATA TABLE FOR UNITED COOP INVESTIGATION
BY METCO**

SAMPLING CONDUCTED ON APRIL 23, 2003

GROUNDWATER SAMPLES

Sample Location Number	G-1-W	G-2-W	G-3-W	G-4-W	G-5-W	G-6-W	G-7-W	G-8-W	G-9-W
Sample Depth in Feet	7.5-9.5	6.5-8.5	6.5-8.5	6.5-8.5	6.5-8.5	5-7	7-9	5.5-7.5	5.5-7.5
Petroleum Odors	NO	NO	NO	NO	NO	NO	YES	NO	NO
Petroleum Staining	NO	NO	NO	NO	NO	NO	NO	NO	NO
Lab Sample Collected?	YES	YES	YES	YES	YES	YES	YES	YES	YES
Gasoline Range Organics/ppb	<50	<50	<50	<50	<50	<100	38,000	<50	<50
Benzene/ppb	<0.25	<0.25	<0.25	<0.25	<0.25	<0.50	12	<0.25	<0.25
Ethylbenzene/ppb	<0.22	<0.22	<0.22	<0.22	<0.22	<0.44	1,400	<0.22	<0.22
Methyl-t-butyl ether/ppb	<0.23	<0.23	<0.23	<0.23	<0.23	<0.46	<9.2	<0.23	<0.23
Toluene/ppb	0.15	0.9	0.36	0.24	0.12	0.28	490	0.31	0.15
1,2,4-Trimethylbenzene/ppb	<0.25	<0.25	<0.25	<0.25	<0.25	<0.50	3,300	0.32	<0.25
1,3,5-Trimethylbenzene/ppb	<0.19	<0.19	<0.19	<0.19	<0.19	<0.38	900	<0.19	<0.19
Xylenes, Total/ppb	<0.39	0.53	0.46	<0.39	<0.39	<0.78	12,000	1.1	0.65
Naphthalene/ppb	<0.50	<0.50	<0.50	<0.50	<0.50	<1.0	700	<0.50	<0.50

NOTE: ns = not sampled **Bold** = detects

METCO

Environmental Consulting, Fuel System Design, Installation and Service
2956 Airport Road – La Crosse, WI 54603 608-781-887

WDNR BRRTS Case #: 02-57-248471

WDNR Site Name: United Coop

Geographic Information System (GIS) Registry of Closed Remediation Sites

In compliance with the revisions to the NR 700 rule series requiring certain closed sites to be listed on the Geographic Information System (GIS) Registry of Closed Remediation Sites (Registry) effective Nov., 2001, I have provided the following information.

To the best of my knowledge the legal descriptions provided and attached to this statement are complete and accurate.

Responsible Party: William Kness - Corp. EHS Engr
(print name/title)

William Kness 6/1/04
(signature) (date)

LEGAL DESCRIPTION (property at 55 Eagle Street, Reedsburg, WI)

Strip 100 feet wide across NE ¼ 9-12-4, Ex lot 22, Motts 2nd Addition City of Reedsburg, Sauk County, Wisconsin.