

GIS REGISTRY INFORMATION

SITE NAME: BRUNER / MATARAH INDUSTRIES
BRRTS #: 02-41-200213 **FID # (if appropriate):** 241170050
COMMERCE # (if appropriate): _____
CLOSURE DATE: 04-May-05
STREET ADDRESS: 500 W Oklahoma Ave
CITY: Milwaukee

SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection): X= 689908 Y= 281481

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

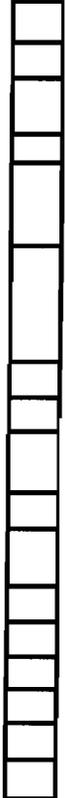
IF YES, STREET ADDRESS 1: _____

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
- 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.
- GW: Table of water level elevations, with sampling dates, and free product noted if present
- 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
- Geologic cross-sections, if required for SI. (8.5x14' if paper copy)
- RP certified statement that legal descriptions are complete and accurate
- Copies of off-source notification letters (if applicable)
- Letter informing ROW owner of residual contamination (if applicable)(public, highway or railroad ROW)
- Copy of (soil or land use) deed restriction(s) or deed notice if any required as a condition of closure





State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Jim Doyle, Governor
Scott Hassett, Secretary
Gloria L. McCutcheon, Regional Director

Southeast Region Headquarters
2300 N. Dr. Martin Luther King, Jr. Drive
Milwaukee, Wisconsin 53212-0436
Telephone 414-263-8500
FAX 414-263-8483
TTY 414-263-8713

May 4, 2005

In Reply Refer To: FID# 241170050
County of Milwaukee
BRRTS# 02-41-200213

Ms. Janet Nancarrow-French
Nancarrow Family Living Trust
PO Box 3000-335
Santa Barbara, CA 93130

Subject: Final Case Closure at the Nancarrow Family Living Trust Site, 500 W Oklahoma Ave, Milwaukee, WI

Dear Ms. Nancarrow-French:

On May 4, 2005, your site, as described above, was reviewed for closure by the Wisconsin Department of Natural Resources ("WDNR"). The WDNR reviews environmental remediation cases for compliance with state laws and standards to maintain consistency in the closure of these cases.

On April 5, 2005, the WDNR received correspondence indicating that you have complied with all conditions of closure. The required conditions included the following: 1) submittal of required information, including the property deed, to be listed on the WDNR's GIS Registry of Contaminated Sites and 2) recording of the required deed restriction on the deed of the property was documented.

Based on the correspondence and data provided, it appears that your case has been remediated to WDNR standards in accordance with s. NR 726.05, Wis. Adm. Code. The WDNR considers this case closed and no further investigation, remediation or other action is required at this time.

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

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 this 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 the environment.

We appreciate your efforts to restore the environment at this site. If you have any questions or concerns regarding this letter, please contact me at (414) 263- 8541.

Sincerely,

Andrew F Boettcher
Hydrogeologist

Pamela Barker – Godfrey & Kahn, 780 N Water St, Milwaukee, WI 53202-3590



State of Wisconsin \ DEPARTMENT OF NATURAL RESOURCES

Scott McCallum, Governor
Darrell Bazzell, Secretary
Gloria L. McCutcheon, Regional Director

Southeast Region
Milwaukee Service Center
2300 N. Dr. ML King Drive, PO Box 12436
Milwaukee, Wisconsin 53212-0436
Telephone 414-263-8500
FAX 414-263-8716
TDD 414-263-8713

October 16, 2002

Nancarrow Family Living Trust

Subject: Conditional Case Closure for Nancarrow Family Living Trust, 500 West
Oklahoma Avenue, Milwaukee, Wisconsin
WDNR BRRTS # 02-41-200213; FID#241170050

Dear Ms. Barker:

On October 8, 2002, your request for closure of the case described above was reviewed by the department. After careful review of the closure request, the department has determined that the chlorinated contamination on the site appears to have been investigated and remediated to the extent practicable under site conditions. Your case has been remediated to department standards in accordance with s. NR 726.05, Wis. Adm. Code and will be closed if the following conditions are satisfied:

MONITORING WELL ABANDONMENT FORMS

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 found at www.dnr.state.wi.us/org/water/dgw/gw/ or provided by the Department of Natural Resources.

DEED RESTRICTION FOR SOIL CONTAMINATION

To close this site, the Department requires a deed restriction be signed and recorded to address the issue of the remaining soil contamination associated with the site. The purpose of the restriction is to maintain a surface barrier over the remaining soil contamination to prevent it from impacting human health and the environment, and/or require that the owner of the property investigate the degree and extent of residual contamination that is currently inaccessible, if structural impediments that currently exist on the property are removed.

You will need to submit a draft deed restriction to me before the document is signed and recorded. You may find a model deed restriction enclosed for your use or visit our web site at www.dnr.state.wi.us/org/rr. To assist us in our review of the deed restriction, you should submit a copy of the property deed to me along with the draft document. After the Department of Natural Resources has reviewed the draft document for completeness, you should sign it if you

own the property, or have the appropriate property owner sign it, and have it recorded by the Milwaukee County Register of Deeds. Then submit a copy of the recorded document, with the recording information stamped on it, to me. Please be aware that if a deed restriction is recorded for the wrong property because of an inaccurate legal description that you have provided, you will be responsible for recording corrected documents at the Register of Deeds Office to correct the problem.

GIS REGISTRY OF DEED APPLICATION

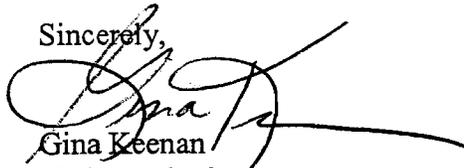
A complete GIS Registry of Deed application packet must be filled out and submitted to the department along with a \$250 fee. Please take care to submit all items required in the packet, as not filing a complete packet will delay you application.

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

Please be aware that the case may be reopened pursuant to s. NR 726.09, Wis. Adm. Code, if additional information regarding site conditions indicates that contamination on or from the site poses a threat to public health, safety, or welfare or to the environment.

We appreciate your efforts to restore the environment at this site. If you have any questions regarding this letter, please contact me at 414-263-8589.

Sincerely,



Gina Keenan
Hydrogeologist
Bureau for Remediation & Redevelopment

cc: Bill Phelps, DG/2
ENVIRON International Corporation

DOCUMENT NO.

STATE BAR OF WISCONSIN FORM 16 - 1982

TRUSTEE'S DEED

DEETTA M. NANCARROW

as Trustees of
THE NANCARROW FAMILY LIVING TRUST DATED 9-25-91

THIS SPACE RESERVED FOR RECORDING DATA

Return Document to:

PRENTICE & PHILLIPS
JOHN PRENTICE
1110 N. OLD WORLD THROST.
MILWAUKEE WI 53203 # 405

for a valuable consideration conveys without warranty to
BPN PROPERTIES, LLC, a Wisconsin limited liability
company

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

Tax Parcel No: 537-9999-110-8

That part of the Southwest 1/4 of the Southeast 1/4 of Section 8, in Town 6 North,
Range 22 East, and that part of the Northeast 1/4 of Section 17, in Town 6 North,
Range 22 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin,
which is bounded and described as follows:

Commencing at the Southwest corner of the Southeast 1/4 of said Section 8; thence
North 89° 21' 00" East along the South line of Section 8 aforesaid 592.45 feet to the
point of beginning of the land to be described; thence North 00° 39' 00" West 674.77
feet to a point; thence Northwesterly 86.53 feet along the arc of a curve whose center
lies to the West whose radius is 359.27 feet and whose chord bears North 13° 46' 52"
West 86.32 feet to a point, said point being on the Southwesterly line of the Chicago
and Northwestern Transportation Company right of way; thence South 38° 02' 00" East
along said right of way line 913.47 feet to a point, said point being on the North
line of vacated West Oklahoma Place; thence North 89° 21' 00" East along the North line
of vacated West Oklahoma Place 34.61 feet to a point; thence South 38° 02' 00" East
83.06 feet to a point; thence South 89° 21' 00" West along the South line of vacated
West Oklahoma Place 3.15 feet to a point; thence South 38° 02' 00" East 118.73 feet to

continued

Dated this 4th day of Sept. 2002

(SEAL)
Deetta M. Nancarrow
DEETTA M. NANCARROW
Trustee

(SEAL)

Trustee

AUTHENTICATION
Signature(s) of

ACKNOWLEDGEMENT
STATE OF WISCONSIN
See Attached } ss.
County.
Personally came before me this _____ day of _____
the above named

authenticated this _____ day of _____

Legal Description (continued)

a point, said point being on the Northwesterly line of the Chicago, Milwaukee, St. Paul and Pacific Railroad right of way; thence Southwesterly 514.13 feet along said right of way line being the arc of a curve whose center lies to the Northwest whose radius is 3271.50 feet and whose chord bears South 26° 48' 56" West 513.61 feet to a point; thence South 32° 01' 00" West along said right of way line 80.00 feet to a point; thence South 34° 11' 00" West along said right of way line 87.51 feet to a point on the Northeasterly line of West Oklahoma Avenue; thence Northwesterly 326.90 feet along the Northeasterly line of West Oklahoma Avenue, being the arc of a curve whose center lies to the Northeast whose radius is 630.00 feet and whose chord bears North 41° 19' 15" West 323.25 feet to a point; thence North 26° 27' 20" West along the Northeasterly line of West Oklahoma Avenue 221.64 feet to a point; thence Northwesterly 332.52 feet along the Northeasterly line of West Oklahoma Avenue, being the arc of a curve whose center lies to the Southwest whose radius is 550.00 feet and whose chord bears North 43° 46' 31" West 327.48 feet to a point; thence North 00° 39' 00" West 5.52 feet to a point; thence North 89° 21' 00" East along the South line of West Oklahoma Place 171.70 feet to a point; thence due North 33.00 feet to the point of beginning.

Tax Key No. 537-9999-110-8

ADDRESS: 500 West Oklahoma Avenue

8



* 0 8 9 2 0 4 1 6 *

DOC.# 08920416

REGISTER'S OFFICE | SS
Milwaukee County, WI

RECORDED 12/21/2004 03:52PM

JOHN LA FAVE
REGISTER OF DEEDS

AMOUNT:25.00

DEED RESTRICTION

DOCUMENT NO.

THIS SPACE RESERVED FOR RECORDING DATA

NAME AND RETURN ADDRESS

Pamela E. Barker
Godfrey & Kahn, S.C.
780 North Water Street
Milwaukee, WI 53202

537-9999-110-8

Parcel Identification Number

DEED RESTRICTION

DOCUMENT NO.

ORIGINAL

Declaration of Restrictions

In Re: The Property described in Exhibit 1, hereby attached and made a part of this restriction.

THIS SPACE RESERVED FOR RECORDING DATA

NAME AND RETURN ADDRESS

STATE OF WISCONSIN)
) ss
COUNTY OF MILWAUKEE)

Parcel Identification Number

537-9999-110-8

WHEREAS, BPN Properties, LLC, a Wisconsin Limited Liability Company, is the owner of the above described property.

WHEREAS, trichloroethene (TCE) and its breakdown products cis and trans-1,2-dichloroethene (DCE) and vinyl chloride have impacted this property. Soil contamination remains above the site specific soil cleanup objective of 10 ppm at the location shown on Exhibit 2: ("TCE Contamination Area"). The location of monitoring wells and soil borings are also provided on Exhibit 2, which is attached hereto and made a part of this restriction.

WHEREAS, it is the desire and intention of the property owner to impose on the property restrictions which will make it unnecessary to conduct further soil remediation activities on the property at the present time.

NOW THEREFORE, the owner hereby declares that all of the property described is held and shall be held, convey or encumbered, leased, rented, used, occupied and improved subject to the following limitations and restrictions:

Residual TCE above the site-specific cleanup objective of 10 ppm remains at the TCE Contamination Area. An engineered cap or cover is the approved remedial alternative for this site. The cap consists of the building and parking lot as depicted on Exhibit 2. If TCE contaminated soil is excavated in the future, it may be considered a solid or

ORIGINAL

hazardous waste and will need to be stored, treated, managed or disposed of in compliance with applicable statutes and rules. The TCE Contaminated Area shall be inspected not less than annually by the owner of the property as part of normal operation and maintenance to insure the integrity of the cap is maintained. Any disturbances of the cap, such as cracking of the pavement will be noted and damaged areas will be repaired within a reasonable period of time after discovery not to exceed sixty (60) days subject to weather and seasonal considerations. Paved areas showing damage will be repaired with asphalt patch. A copy of the inspection report will be kept on file by the owner or its successor and shall be made available for inspection by representatives of the WDNR upon request during normal business hours by the owner or its successor.

If it becomes necessary or desirable to remove the existing cap in the TCE Contamination Area the cap so removed shall be replaced with either pavement or a building, subject to approval by the WDNR. Such replacement shall be carried out within a reasonable period of time not to exceed sixty (60) days subject to weather and seasonal consideration.

The following activities are prohibited where a cap has been placed over the TCE Contamination Area unless prior approval has been given by the Wisconsin Department of Natural Resources, its successors or assigns: (i) excavating or grading of the land surface; (ii) filling on the capped area; (iii) plowing for agricultural cultivation; and (iv) construction or installation of a building or other structure with a foundation that will sit on or be placed on the cap.

This restriction is declared to be a covenant running with the land and shall be fully binding upon all persons acquiring the above described property whether by descent, devise, purchase, or otherwise. This restriction benefits and is enforceable by the Wisconsin Department of Natural Resources, its successors or assigns. The Department, its successors or assigns, may initiate proceedings at law or in equity against any person or persons who violate or are proposing to violate this covenant, to prevent the proposed violation or to recover damages for such violation.

Any person who is or becomes owner of the property described above may request that the Wisconsin Department of Natural Resources or its successor issue a determination that one or more of the restrictions set forth in this covenant is no longer required. Upon the receipt of such a request, the Wisconsin Department of Natural Resources shall determine whether or not the restrictions contained herein can be extinguished. If the Department determines that the restrictions can be extinguished, an affidavit, attached to a copy of the Department's written documentation, may be recorded to give notice that this deed restriction, or portions of this deed restriction, are no longer binding.

By signing this document, Brian P. Nelson asserts that he is duly authorized to sign this document on behalf of BPN Properties, LLC.

TRUSTEE'S DEED

DEETTA M. NANCARROW

as Trustees of
THE NANCARROW FAMILY LIVING TRUST DATED 9-25-91

THIS SPACE RESERVED FOR RECORDING DATA

for a valuable consideration conveys without warranty to
BPN PROPERTIES, LLC, a Wisconsin limited liability
company

Return Document to:

PRENTICE & PHILLIPS
JOHN PRENTICE
1110 N. OLD WORLD THIRD ST.
MILWAUKEE WI 53203 # 405

Grantee, the following described real estate in MILWAUKEE
State of Wisconsin:

County,

Tax Parcel No: 537-9999-110-8

That part of the Southwest 1/4 of the Southeast 1/4 of Section 8, in Town 6 North,
Range 22 East, and that part of the Northeast 1/4 of Section 17, in Town 6 North,
Range 22 East, in the City of Milwaukee, County of Milwaukee, State of Wisconsin,
which is bounded and described as follows:

Commencing at the Southwest corner of the Southeast 1/4 of said Section 8; thence
North 89° 21' 00" East along the South line of Section 8 aforesaid 592.45 feet to the
point of beginning of the land to be described; thence North 00° 39' 00" West 674.77
feet to a point; thence Northwesterly 86.53 feet along the arc of a curve whose center
lies to the West whose radius is 359.27 feet and whose chord bears North 13° 46' 52"
West 86.32 feet to a point, said point being on the Southwesterly line of the Chicago
and Northwestern Transportation Company right of way; thence South 38° 02' 00" East
along said right of way line 913.47 feet to a point, said point being on the North
line of vacated West Oklahoma Place; thence North 89° 21' 00" East along the North line
of vacated West Oklahoma Place 34.61 feet to a point; thence South 38° 02' 00" East
83.06 feet to a point; thence South 89° 21' 00" West along the South line of vacated
West Oklahoma Place 3.15 feet to a point; thence South 38° 02' 00" East 118.73 feet to

continued

Dated this 4th day of Sept. 2002

DEETTA M. NANCARROW
Trustee

Trustee

AUTHENTICATION
Signature(s) of

ACKNOWLEDGEMENT
STATE OF WISCONSIN
see attached } ss.
County.

authenticated this day of

EXHIBIT
1

Personally came before me this day of
the above named

Legal Description (continued)

a point, said point being on the Northwesterly line of the Chicago, Milwaukee, St. Paul and Pacific Railroad right of way; thence Southwesterly 514.13 feet along said right of way line being the arc of a curve whose center lies to the Northwest whose radius is 3271.50 feet and whose chord bears South 26° 48' 56" West 513.61 feet to a point; thence South 32° 01' 00" West along said right of way line 80.00 feet to a point; thence South 34° 11' 00" West along said right of way line 87.51 feet to a point on the Northeasterly line of West Oklahoma Avenue; thence Northwesterly 326.90 feet along the Northeasterly line of West Oklahoma Avenue, being the arc of a curve whose center lies to the Northeast whose radius is 630.00 feet and whose chord bears North 41° 19' 15" West 323.25 feet to a point; thence North 26° 27' 20" West along the Northeasterly line of West Oklahoma Avenue 221.64 feet to a point; thence Northwesterly 332.52 feet along the Northeasterly line of West Oklahoma Avenue, being the arc of a curve whose center lies to the Southwest whose radius is 550.00 feet and whose chord bears North 43° 46' 31" West 327.48 feet to a point; thence North 00° 39' 00" West 5.52 feet to a point; thence North 89° 21' 00" East along the South line of West Oklahoma Place 171.70 feet to a point; thence due North 33.00 feet to the point of beginning.

Tax Key No. 537-9999-110-8

ADDRESS: 500 West Oklahoma Avenue

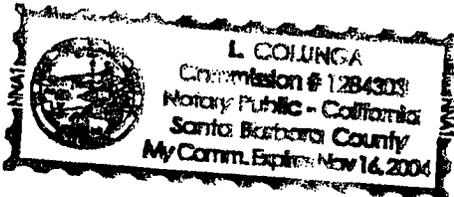
CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

State of California
County of Santa Barbara

On September 4, 2002 before me, L Colunga, Notary Public
DATE NAME, TITLE OF OFFICER-E.G., "JANE DOE, NOTARY PUBLIC"

personally appeared DEETTA M NANCARROW**
NAME(S) OF SIGNER(S)

personally known to me - OR - proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signatures on the instrument the persons(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



WITNESS my hand and official seal.

L. Colunga
SIGNATURE OF NOTARY

OPTIONAL

Though the data below is not required by law, it may prove valuable to persons relying on the document and could prevent fraudulent reattachment of this form.

CAPACITY CLAIMED BY SIGNER

DESCRIPTION OF ATTACHED DOCUMENT

- INDIVIDUAL
- CORPORATE OFFICER

TITLE OR TYPE OF DOCUMENT

TITLE(S)

- PARTNERS LIMITED
- GENERAL

NUMBER OF PAGES

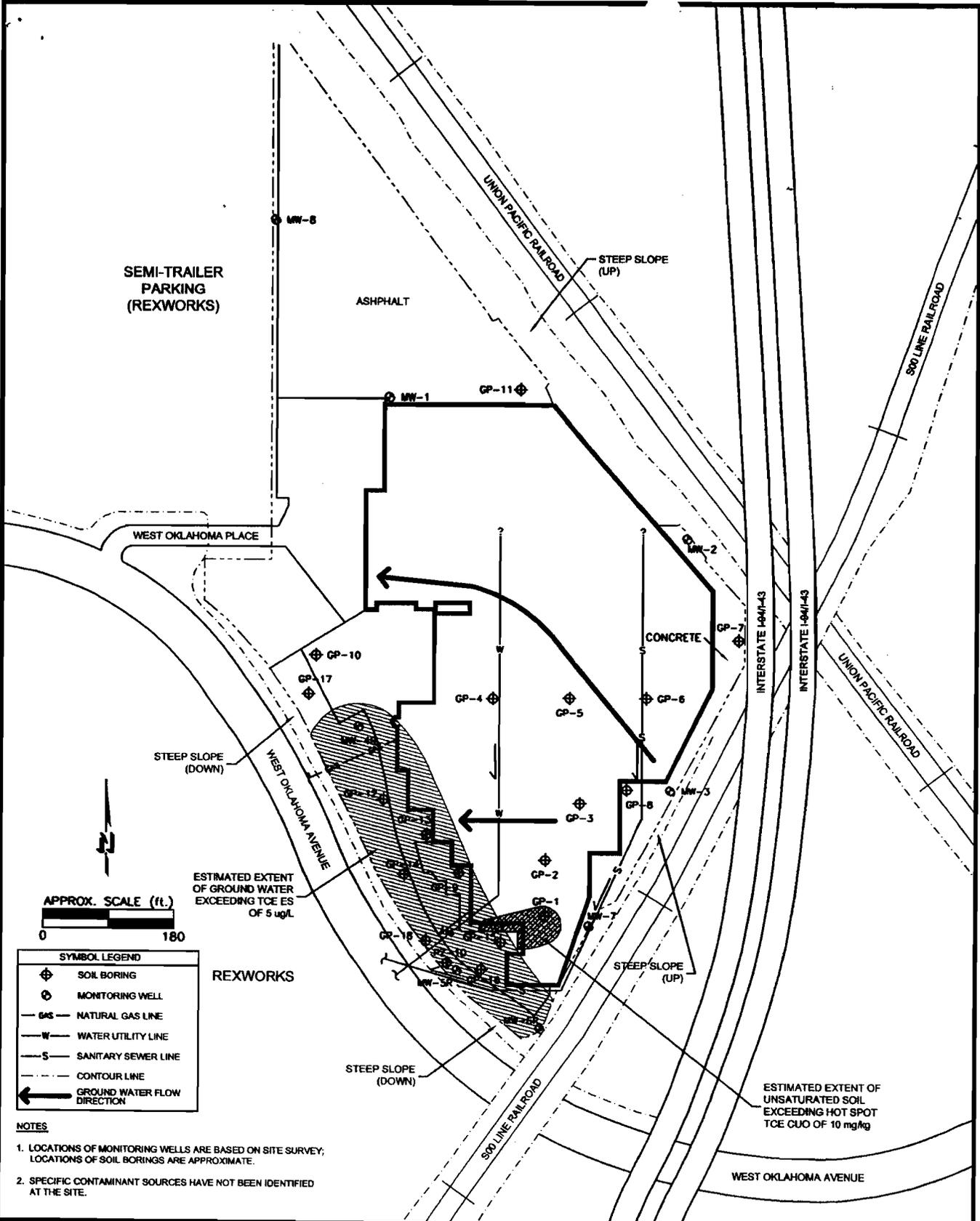
- ATTORNEY-IN-FACT
- TRUSTEE(S)
- GUARDIAN/CONSERVATOR
- OTHER: _____

DATE OF DOCUMENT

SIGNER IS REPRESENTING:
NAME OF PERSON(S) OR ENTITY(IES)

REFERENCE

R:\Client Project Files\Nancarrow\Fig 2-Site Features Map 102803.dwg



ENVIRON

SITE FEATURES MAP NANCARROW MILWAUKEE, WISCONSIN

Figure
2

Drafter: APR

Date: 10/28/03

Contract Number: 21-10687A

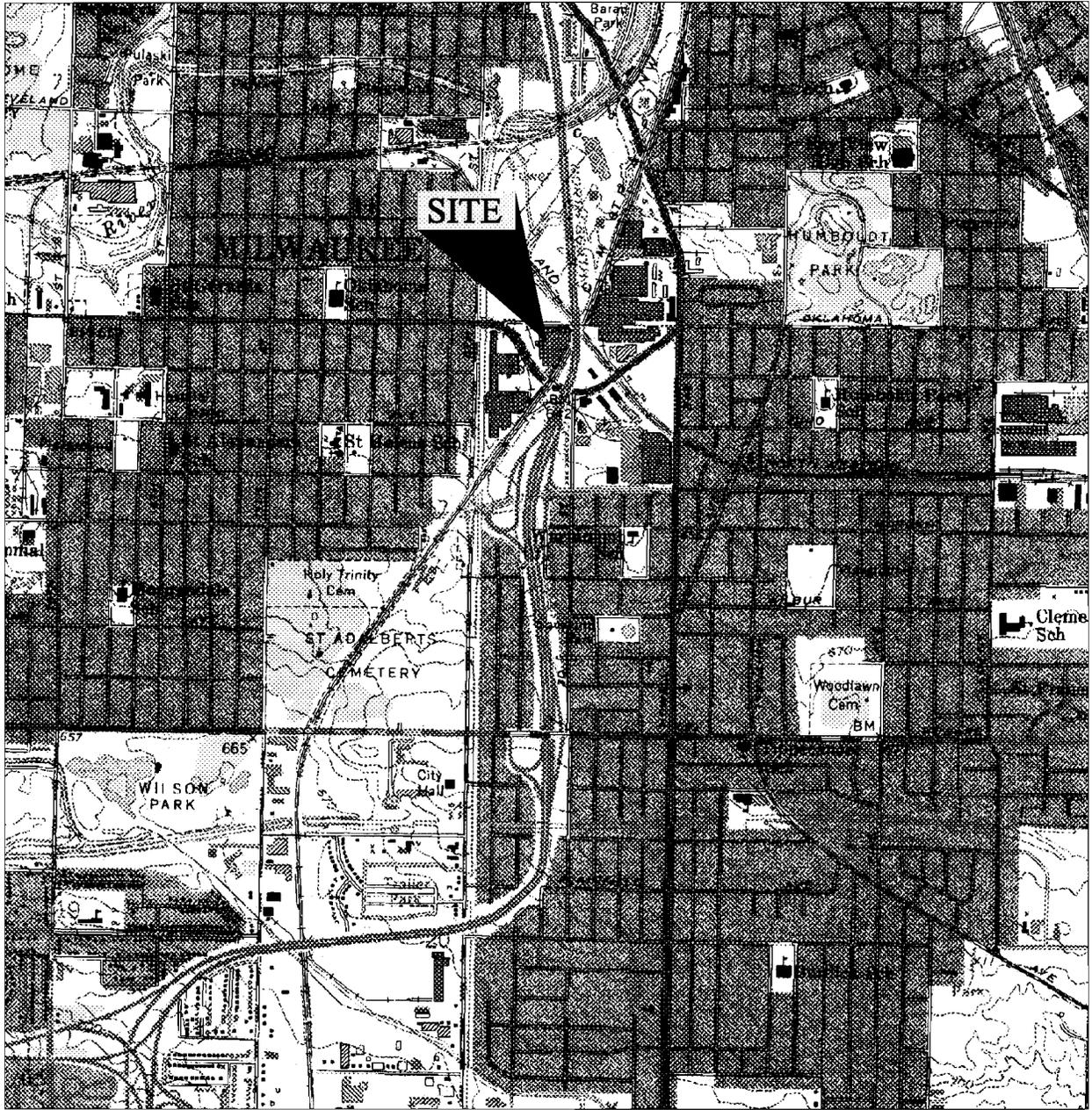
Approved:

Revised:

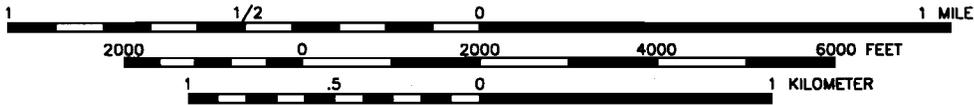
Blumberg No. 5119

EXHIBIT

2



SCALE 1: 24000



CONTOUR INTERVAL 10 FEET
NATIONAL GEODETIC VERTICAL DATUM OF 1929



SOURCE: U.S.G.S. 7.5 minute series (topographic)
Glendale Quadrangle, Wisconsin 1958
Photorevised 1971 & 1976

CPFs/Nancarrow/Ascau/Fig1_Site_Location_Map

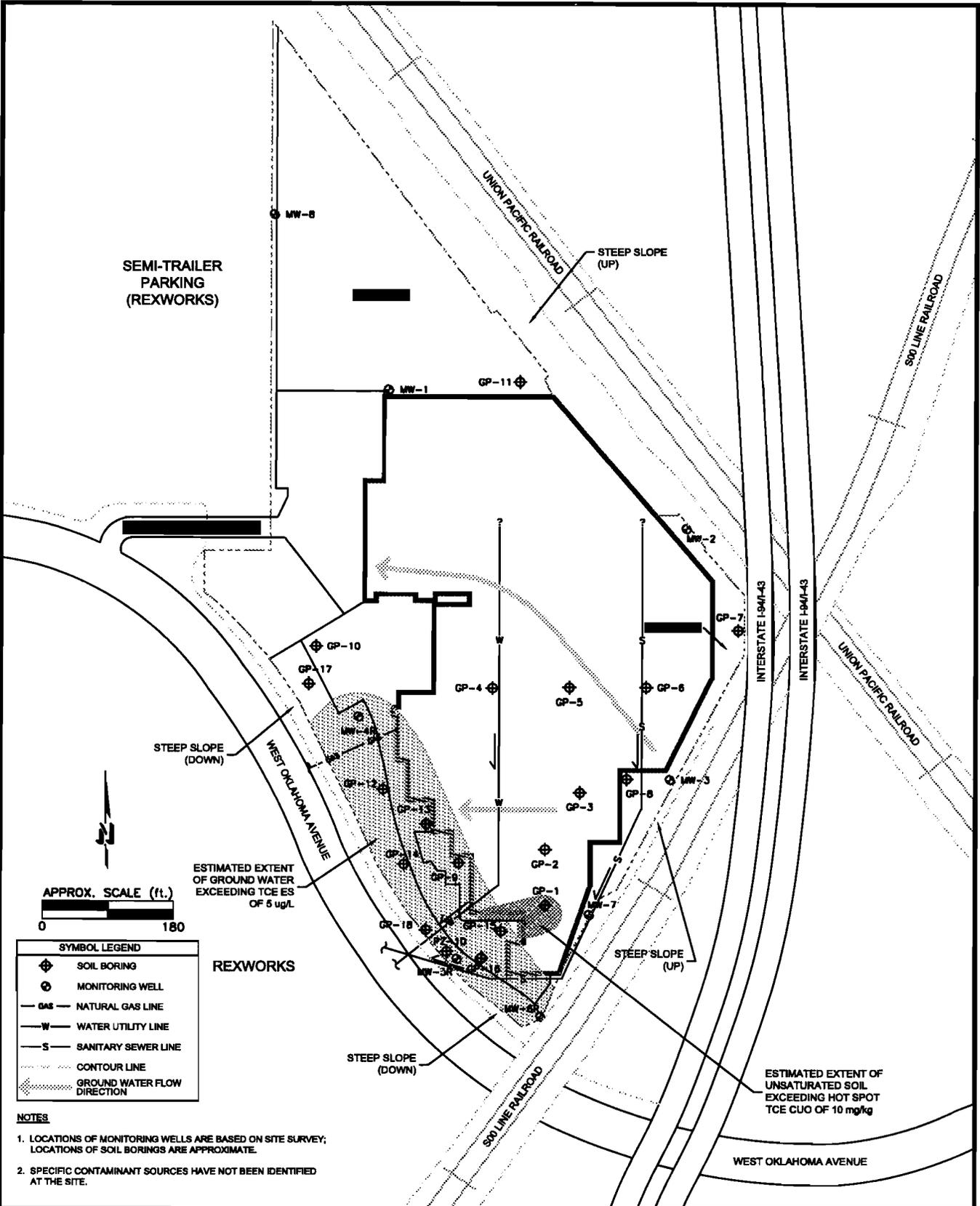
ENVIRON

Site Location Map
Nancarrow
500 Oklahoma Avenue
Milwaukee, Wisconsin

Figure
1

Drafter: APR Date: 7/17/02 Contract Number: Approved: Revised:

R:\Client\Project Files\Nancarrow\Fig2-Site Features Map 10/28/03.dwg



ENVIRON

**SITE FEATURES MAP
NANCARROW
MILWAUKEE, WISCONSIN**

**Figure
2**

Drafter: APR

Date: 10/28/03

Contract Number: 21-10687A

Approved:

Revised:

TABLE 4

GROUND WATER ANALYTICAL RESULTS
 NANCARROW
 MILWAUKEE, WISCONSIN
 Page 3 of 3

Parameter	CHAPTER NR 140		June 28, 2001									September 20, 2001									
	Enforcement Standard	Preventive Action Limit	MW-1	MW-1D Duplicate	MW-2	MW-3	MW-4R	MW-5R	MW-6R	MW-7	MW-8	MW-1	MW-1D Duplicate	MW-2	MW-3	MW-4R	MW-5R	MW-6R	MW-7	MW-8	
Volatile Organic Compounds (ug/L)																					
Benzene	5	0.5	<0.21	<0.21	<0.21	<0.21	<4.2	<210	<21	<0.21	<0.21	<0.21	<0.21	<0.21	<0.21	<4.2	<105	<21	<0.21	<0.21	
Chloroethane	400	80	<0.42	<0.42	<0.42	5.1	<8.4	<420	<42	<0.42	<0.42	<0.42	<0.42	<0.42	7.6	<8.4	<210	<42	<0.42	<0.42	
1,1-Dichloroethane	850	85	<0.24	<0.24	<0.24	30	<4.8	<240	<24	<0.24	<0.24	<0.24	<0.24	<0.24	25	<4.8	<120	<24	<0.24	<0.24	
1,2-Dichloroethane	5	0.5	<0.23	<0.23	<0.23	<0.23	<4.6	<230	<23	<0.23	<0.23	<0.23	<0.23	<0.23	<0.23	<4.6	<115	<23	<0.23	<0.23	
1,1-Dichloroethene	7	0.7	<0.27	<0.27	<0.27	<0.27	<5.4	<270	<27	<0.27	<0.27	<0.27	<0.27	<0.27	<0.27	<5.4	<135	<27	<0.27	<0.27	
cis-1,2-Dichloroethene	70	7	1.1	1.1	<0.21	2.3	260	6,800	<21	<0.21	<0.21	1.3	1.3	<0.21	2.1	230	8,300	<21	<0.21	<0.21	
trans-1,2-Dichloroethene	100	20	<0.25	<0.25	<0.25	<0.25	160	750 J	<25	<0.25	<0.25	<0.25	<0.25	<0.25	<0.25	150	1,700	<25	<0.25	<0.25	
Methylene Chloride	5	0.5	<0.22	<0.22	<0.22	<0.22	<4.4	<220	<22	<0.22	<0.22	<0.22	<0.22	<0.22	<0.22	<4.4	<110	<22	<0.22	<0.22	
Tetrachloroethene	5	0.5	<0.22	<0.22	<0.22	<0.22	<4.4	<220	<22	<0.22	<0.22	<0.22	<0.22	<0.22	<0.22	<4.4	<110	<22	<0.22	<0.22	
1,1,1-Trichloroethane	200	40	<0.26	<0.26	<0.26	0.3 J	<5.2	<260	<26	<0.26	<0.26	<0.26	<0.26	<0.26	<0.26	<5.2	<130	<26	<0.26	<0.26	
1,1,2-Trichloroethane	5	0.5	<0.22	<0.22	<0.22	<0.22	<4.4	<220	<22	<0.22	<0.22	<0.22	<0.22	<0.22	<0.22	<4.4	<110	<22	<0.22	<0.22	
Trichloroethene	5	0.5	<0.24	<0.24	<0.24	<0.24	340	87,000	2,400	<0.24	<0.24	<0.24	<0.24	<0.24	<0.24	340	110,000	2,300	<0.24	<0.24	
Vinyl Chloride	0.2	0.02	2.7	2.9	<0.25	<0.25	<5.0	<250	<25	<0.25	<0.25	6.4	7.1	<0.25	<0.25	<5	<125	<25	<0.25	<0.25	

Parameter	CHAPTER NR 140		December 11, 2001								
	Enforcement Standard	Preventive Action Limit	MW-1	MW-1D Duplicate	MW-2	MW-3	MW-4R	MW-5R	MW-6R	MW-7	MW-8
Volatile Organic Compounds (ug/L)											
Benzene	5	0.5	<0.21	<0.21	<0.21	<0.21	<2.1	<110	<11	<0.21	<0.21
Chloroethane	400	80	<0.42	<0.42	<0.42	16	<4.2	<210	<21	<0.42	<0.42
1,1-Dichloroethane	850	85	<0.24	<0.24	<0.24	38	<2.4	<120	<12	<0.24	<0.24
1,2-Dichloroethane	5	0.5	<0.23	<0.23	<0.23	<0.23	<2.3	<120	<12	<0.23	<0.23
1,1-Dichloroethene	7	0.7	<0.27	<0.27	<0.27	<0.27	<2.7	<140	<14	<0.27	<0.27
cis-1,2-Dichloroethene	70	7	1.7	1.6	<0.21	4.8	210	8,200	<11	<0.21	<0.21
trans-1,2-Dichloroethene	100	20	<0.25	<0.25	<0.25	0.27 J	110	1,200	<13	<0.25	<0.25
Methylene Chloride	5	0.5	<0.22	<0.22	<0.22	<0.22	<2.2	<110	<11	<0.22	<0.22
Tetrachloroethene	5	0.5	<0.22	<0.22	<0.22	<0.22	<2.2	<110	<11	<0.22	<0.22
1,1,1-Trichloroethane	200	40	<0.26	<0.26	<0.26	0.44 J	<2.6	<130	<13	<0.26	<0.26
1,1,2-Trichloroethane	5	0.5	<0.22	<0.22	<0.22	<0.22	<2.2	<110	<11	<0.22	<0.22
Trichloroethene	5	0.5	<0.24	<0.24	<0.24	<0.24	280	100,000	2,200	<0.24	<0.24
Vinyl Chloride	0.2	0.02	6.9	6.7	<0.25	0.73 J	<2.5	<130	<13	<0.25	<0.25

Key:
 J = Estimated concentration; analyte detected between limit of detection and limit of quantitation.
 NS = Not sampled.
 NA = Not available; records from Graef Anhalt Schloemer are incomplete.
 Bold values exceed the preventive action limits presented in Table 1 of Section NR 140.10 of the Wisconsin Administrative Code.
 Boxed values exceed the enforcement standards and preventive action limits presented in Table 1 of Section NR 140.10 of the Wisconsin Administrative code.

TABLE 1
SOIL ANALYTICAL RESULTS¹
NANCARROW
MILWAUKEE, WISCONSIN
(PAGE 1 OF 3)

	Site Specific Cleanup Objectives	Residual Contaminant Level ²	GP-1		GP-2		GP-3		GP-4		GP-5		GP-6		GP-7		GP-8		GP-9		GP-10					
			0-2	6-8	10-16	0-2	5-10	10-16	0-2	4-6	10-16	0-2	4-6	10-16	0-2	4-6	10-16	0-2	6-8	0-2	6-8	10-16	0-2	10-12	14-16	0-2
Sample Depth (feet below ground surface)			0-2	6-8	10-16	0-2	5-10	10-16	0-2	4-6	10-16	0-2	4-6	10-16	0-2	6-8	0-2	6-8	0-2	10-12	14-16	0-2	4-6			
Diesel Range Organics (mg/kg)	NA	100	ND	ND	ND	NT	ND	ND	ND	ND	ND	14	ND	ND	ND	NT	NT	ND	NT	60	ND	ND	ND	ND	96	
Gasoline Range Organics (mg/kg)	NA	100	ND	ND	ND	NT	200	ND	ND	ND	ND	ND	ND	ND	ND	NT	NT	ND	NT	310	ND	ND	47	ND	ND	
Mercury (mg/kg)	NA	NA	0.043 J	ND	ND	0.037 J	ND	ND	0.025 J	ND	ND	0.046 J	ND	ND	0.029 J	NT	NT	0.051 J	NT	0.031 J	ND	ND	0.028 J	ND	ND	
ICP Metals (mg/kg)																										
Arsenic	NA	1.6	8	ND	ND	7	ND	ND	9	ND	ND	8	ND	ND	10	NT	NT	12	NT	29	NT	NT	14	ND	ND	10
Barium	NA	NA	117	ND	ND	61	ND	ND	45	ND	ND	32	ND	ND	85	NT	NT	69	NT	156	NT	NT	96	ND	ND	51
Cadmium	NA	510	6.2	ND	ND	4.2	ND	ND	4.8	ND	ND	14	ND	ND	9.5	NT	NT	4.4	NT	14	NT	NT	5.6	ND	ND	3.4
Chromium (total)	NA	200 (hex)	23	ND	ND	20	ND	ND	19	ND	ND	15	ND	ND	23	NT	NT	15	NT	79	NT	NT	37	ND	ND	16
Lead	NA	500	277	ND	ND	20	ND	ND	21	ND	ND	152	ND	ND	38	NT	NT	175	NT	73	NT	NT	31	ND	ND	17
Silver	NA	NA	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	NT	NT	ND	NT	ND	NT	NT	ND	ND	ND	ND
PCBs (mg/kg) Aroclor 1260	NA	NA	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT
Volatile Organic Compounds (mg/kg)																										
Benzene	15	5.5	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	ND	NT	ND
n-Butylbenzene	371	NA	NT	ND	ND	NT	27	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	NT	ND	NT	ND	NT	60	NT	ND	78
sec-Butylbenzene	371	NA	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	NT	ND	NT	ND	NT	26	NT	ND	NT
tert-Butylbenzene	371	NA	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	NT	ND	NT	ND	NT	3,000	ND	NT	ND
1,1-Dichloroethane	21	NA	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	ND	NT	ND
cis-1,2-Dichloroethane	213	NA	NT	1,200	ND	NT	130	ND	NT	ND	ND	NT	ND	ND	54	NT	NT	ND	NT	ND	NT	1,600	ND	NT	ND	NT
trans-1,2-Dichloroethane	608	NA	NT	ND	ND	NT	390	ND	NT	ND	ND	NT	ND	ND	NT	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT
Ethylbenzene	4,258	2,900	NT	ND	ND	NT	25,000	ND	NT	34	ND	NT	ND	ND	NT	ND	NT	ND	NT	3,800	ND	NT	ND	NT	ND	NT
Isopropylbenzene	NA	NA	NT	ND	ND	NT	1,500	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND
p-Isopropyltoluene	NA	NA	NT	ND	ND	NT	3,300	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND
Methylene chloride	15	NA	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND
Naphthalene	243	NA	NT	ND	ND	NT	28	38	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	270	1,600	NT	ND	86	NT	69
n-Propylbenzene	NA	NA	NT	ND	ND	NT	590	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	4,400	ND	NT	ND	43	NT	ND
Tetrachloroethene (PCE)	15	NA	NT	ND	ND	NT	ND	ND	NT	63	ND	NT	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND
Toluene	1,500	1,500	NT	ND	ND	NT	380	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	296	ND	NT
1,1,1-Trichloroethane (TCA)	1,216	NA	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	29	NT	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND
1,1,2-Trichloroethane	1,946	NA	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND
Trichloroethene (TCE)	15	NA	NT	15,000	ND	NT	340	ND	NT	1,000	ND	NT	430	ND	NT	3,400	ND	NT	130	NT	ND	28	NT	180,000	140	NT
1,2,4-Trimeethylbenzene	18	NA	NT	ND	ND	NT	260	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	4,000	26	NT	ND	ND	NT	ND
1,3,5-Trimeethylbenzene	14.6	NA	NT	ND	ND	NT	530	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	6,800	ND	NT	ND	40	NT	ND
Vinyl chloride	0.61	NA	NT	ND	ND	NT	1,700	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND
Xylene, total	4,100	4,100	NT	ND	ND	NT	122,800	ND	NT	110	ND	NT	ND	ND	NT	ND	NT	ND	NT	910	ND	NT	ND	ND	NT	ND
o-xylene	NA	NA	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND	NT	ND

Key:
NA = Not applicable.
ND = Not detected.
NT = Not tested.
J = Estimated concentration; parameter detected between limit of detection and limit of quantification.
Shaded numbers exceed the residual contaminant level; boxed numbers exceed the site specific cleanup objective.

Notes:
¹ Samples collected by Graef Anhalt Schloemer and Associates, Inc. in December 1997
² Residual contaminant level as presented in Chapter NR20 of the Wisconsin Administrative Code.

TABLE 1

SOIL ANALYTICAL RESULTS¹
 MANCARRON²
 MILWAUKEE, WISCONSIN
 (PAGE 2 OF 3)

Sample Depth (feet below ground surface)	Site Specific Cleanup Objectives	Residual Contaminant Level	GP-11		GP-12			GP-13			GP-14			GP-15			GP-16			GP-17			HS-1		HS-2		HS-3		HS-4		MW-1		MW-2	
			0-2	2-6	6-2	2-6	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2	6-2		
			ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND		
Dissolved Organic Carbon (ug/kg)	NA	NA	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND			
Gas-Use Range Organics (ug/kg)	NA	165	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND			
Misc. org. (ug/kg)	NA	NA	ND	ND	0.154	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
ICP Metals (ug/kg)																																		
Asbestos	NA	1.4	8	120	17	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT															
Ba/Pb	NA	NA	10	120	130	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT															
Cadmium	NA	NA	2.6	ND	2.41	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT															
Chloroacids (total)	NA	200 (free)	15	ND	78	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT															
Cu	NA	100	10	ND	510	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT															
Silver	NA	NA	NA	ND	0.651	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT															
Zn	NA	NA	120	120	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT	NT																		
Volatile Organic Compounds (ug/kg)																																		
Solvents	15	15	NT	ND	127	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
a-Buylbenzene	171	NA	NT	ND	127	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
iso-Butylbenzene	171	NA	NT	ND	127	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
tert-Butylbenzene	171	NA	NT	ND	127	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
1,1-Dichloroethane	21	NA	NT	ND	127	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
o-1,2-Dichloroethane	213	NA	NT	ND	420	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
trans-1,2-Dichloroethane	686	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
Ethylbenzene	4,250	1,700	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
Isopropylbenzene	114	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
p-Isopropylbenzene	114	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
Methylphenylbenzene	15	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
Naphthalene	242	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
n-Propylbenzene	114	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
Tetrahydrofuran (THF)	15	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
Toluene	1,500	1,500	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
1,1,1-Trichloroethane (TCA)	1,750	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
1,1,2-Trichloroethane	1,950	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
Tetrachloroethane (TCE)	25	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
1,1,1,1-Tetrahydrofuran	25	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
1,1,2,2-Tetrahydrofuran	15.6	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
Vinyl chloride	5.61	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
Xylene, total	4,100	4,100	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															
o-Xylene	112	NA	NT	ND	NT	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND															

Key:

NA = Not applicable.

ND = Not detected.

NT = Not tested.

[-] = Estimated concentration; parenthesis detected between limit of detection and limit of quantification.

Bold numbers exceed the residual concentration level; boxed numbers exceed the site specific cleanup objective.

Notes:

¹ Samples collected by Gary Carlisle/Schlosser and Associates, Inc. in December 1997.² Residual contaminant level as presented in Chapter NR279 of the Wisconsin Administrative Code.

TABLE 1
 SOIL ANALYTICAL RESULTS¹
 NANCARROW
 MILWAUKEE, WISCONSIN
 (PAGE 3 OF 3)

	Site Specific Cleanup Objectives	Residual Contaminant Level ²	MW-1				MW-4			MW-5			MW-6			MW-7			MW-8		
			9-1	3-5	10-12	22-24	6-7	8-10	14-16	0-2	14-16	19-21	0-2	6-8	12-14	0-2	6-10	2-4	8-10	14-18	
Diesel Range Organics (mg/kg)	NA	100	NS	500	ND	ND	ND	ND	ND	ND	ND	ND	ND								
Gasoline Range Organics (mg/kg)	NA	100	NS	1,000	400	ND	ND	ND	ND	ND	ND	ND	ND	ND							
Mercury (mg/kg)	NA	NA	0.132	ND	ND	ND	0.792	ND	ND	0.14E	ND	ND	0.032	ND	ND	0.628	ND	0.641	ND	ND	ND
PCP Metals (mg/kg)																					
Arsenic	NA	1.6	26	ND	ND	ND	162	ND	ND	12	ND	ND	81	ND	ND	9	ND	30	ND	ND	ND
Barium	NA	NA	500	ND	ND	ND	55	ND	ND	122	ND	ND	21	ND	ND	43	ND	77	ND	ND	ND
Cadmium	NA	5.0	5.2	ND	ND	ND	2.2	ND	ND	2.0	ND	ND	ND	ND	ND	3.6	ND	4.8	ND	ND	ND
Chromium (total)	NA	200 (hex)	52	ND	ND	ND	142	ND	ND	59	ND	ND	12	ND	ND	18	ND	75	ND	ND	ND
Lead	NA	500	2,240	ND	ND	ND	826	ND	ND	157	ND	ND	15	ND	ND	24	ND	49	ND	ND	ND
Silver	NA	NA	ND	ND	ND	ND	0.77	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND
PCPs (mg/kg) Acetone 1200	NA	NA	50	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND
Volatile Organic Compounds (ug/kg)																					
Benzene	15	55	NT	ND	41	ND	27	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND	ND
n-Butylbenzene	371	NA	NT	ND	ND	31	NT	ND	ND	NT	ND	ND	42	NT	ND	ND	NT	ND	NT	ND	ND
sec-Butylbenzene	371	NA	NT	ND	ND	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND
tert-Butylbenzene	371	NA	NT	ND	ND	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND
1,1-Dichloroethene	21	NA	NT	ND	ND	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND
cis-1,2-Dichloroethene	219	NA	NT	ND	35	ND	NT	39	ND	NT	ND	ND	1,700	ND	NT	ND	NT	ND	NT	ND	ND
trans-1,2-Dichloroethene	368	NA	NT	ND	ND	ND	NT	ND	ND	NT	ND	ND	170	ND	NT	ND	NT	ND	NT	ND	ND
Ethylbenzene	625	2,900	NT	11,000	3,000	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND	ND
Isopropylbenzene	NA	NA	NT	1,300	200	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND
p-Isopropyltoluene	NA	NA	NT	10,000	1,800	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND
Methylene chloride	15	NA	NT	ND	ND	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND
Naphthalene	249	NA	NT	4,400	360	30	NT	ND	ND	NT	ND	ND	27	ND	NT	ND	NT	ND	NT	ND	ND
n-Propylbenzene	NA	NA	NT	33,000	7,600	ND	NT	ND	ND	NT	ND	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND
Tetrachloroethene (PCE)	15	NA	NT	ND	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	ND
Toluene	1,500	1,500	NT	350	170	ND	NT	ND	ND	NT	ND	ND	150	ND	NT	ND	NT	ND	NT	ND	ND
1,1,1-Trichloroethane (TCA)	1215	NA	NT	ND	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	NT	ND	NT	ND	ND
1,1,2-Trichloroethane	1,596	NA	NT	ND	ND	ND	NT	ND	ND	NT	ND	ND	46	ND	NT	ND	NT	ND	NT	ND	ND
Trichloroethene (TCE)	15	NA	NT	ND	ND	ND	NT	2,300	ND	NT	ND	ND	31	NT	2,200	ND	NT	51	NT	ND	ND
1,2,4-Trimethylbenzene	18	NA	NT	53,000	9,100	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND	ND
1,3,5-Trimethylbenzene	14.6	NA	NT	21,000	6,200	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND	ND
Vinyl chloride	0.61	NA	NT	ND	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND	ND
Xylenes, total	4,100	4,100	NT	4,700	1,200	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND	ND
o-xylene	NA	NA	NT	ND	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	ND	NT	ND	NT	ND	ND	ND

Key:
 NA = Not applicable
 ND = Not detected
 NT = Not tested
 † = Estimated concentration; parameter detected between limit of detection and limit of quantification.
 Bold numbers exceed the residual contaminant level; boxed numbers exceed the site specific cleanup objective.

Notes:
¹ Samples collected by Grant Anhalt Schloemer and Associates, Inc. in December 1997
² Residual contaminant level as presented in Chapter NR720 of the Wisconsin Administrative Code.

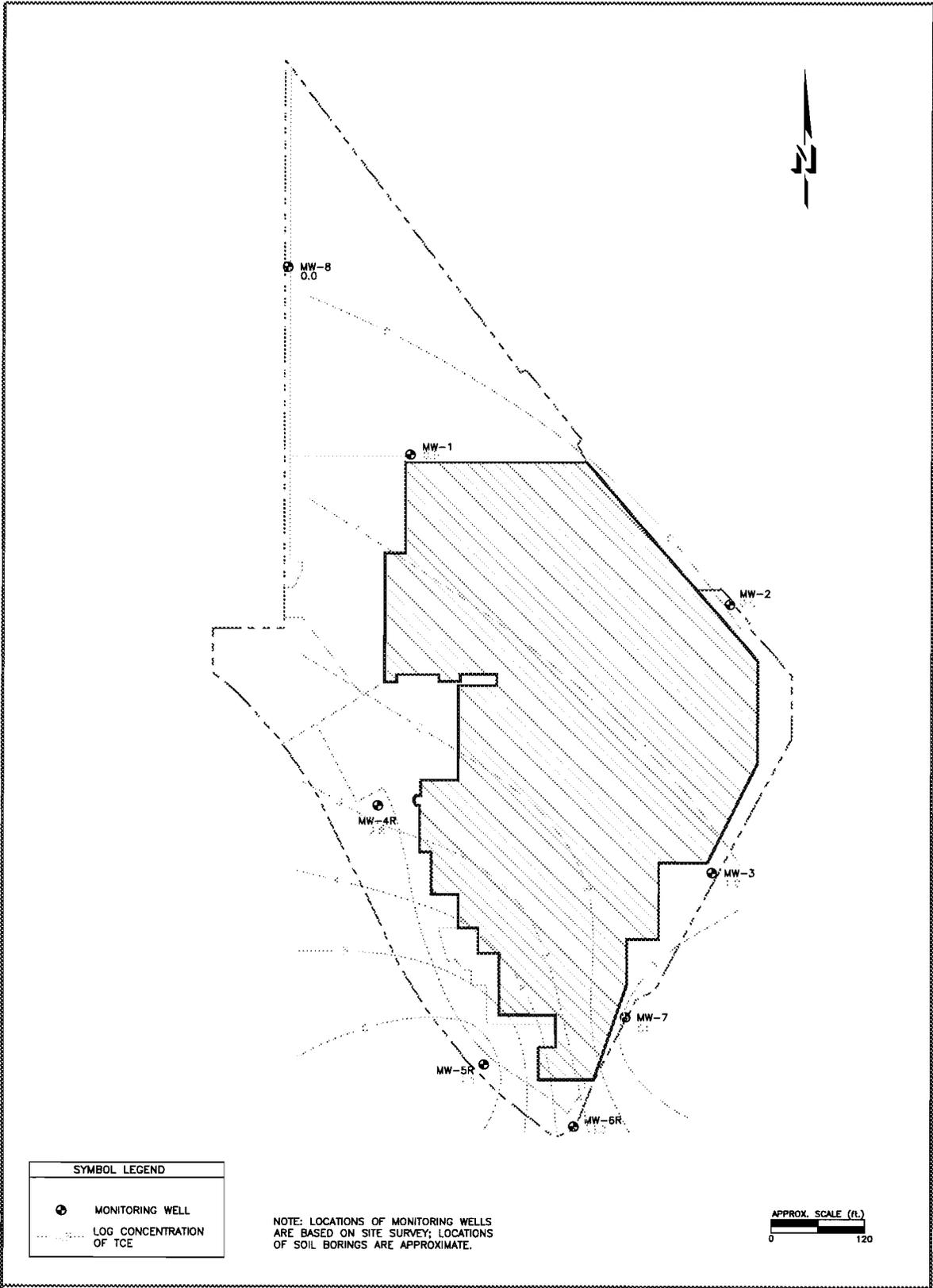


TABLE 3

GROUND WATER ELEVATIONS
NANCARROW
MILWAUKEE, WISCONSIN

WELL	ELEVATION			12/19/97		06/18/98		05/04/99		02/03/00		06/19/00	
	TOP OF CASING	TOP OF SCREEN	BOTTOM OF SCREEN	DTW	WLE	DTW	WLE	DTW	WLE	DTW	WLE	DTW	WLE
MW-1	631.69	617.19	607.19	5.88	625.81	NA	626.51	4.29	627.40	7.84	623.85	3.95	627.74
MW-2	637.33	622.83	612.83	9.75	627.58	NA	628.39	7.48	629.85	9.58	627.75	7.69	629.64
MW-3	641.58	627.08	617.08	6.10	635.48	NA	635.67	4.95	636.63	7.48	634.10	5.12	636.46
MW-4R	636.48	627.30	622.30	12.50	624.83 ¹	NA	624.94 ¹	11.32	625.16	11.80	624.68	11.38	625.10
MW-5R	638.82	628.80	623.80	DRY	DRY ¹	NA	626.48 ¹	10.08	628.74	11.48	627.34	9.84	628.98
MW-6R	641.30	632.40	627.40	16.05	625.05 ¹	NA	629.72 ¹	9.40	631.90	11.55	629.75	9.50	631.80
MW-7	639.02	626.00	616.00	10.02	629.00	NA	630.03	9.13	629.89	7.40	631.62	4.89	634.13
MW-8	629.29	614.79	604.79	4.61	624.68	NA	624.84	3.92	625.37	6.52	622.77	3.98	625.31

WELL	ELEVATION			09/13/00		12/15/00		3/29/2001		6/28/2001		9/20/2001	
	TOP OF CASING	TOP OF SCREEN	BOTTOM OF SCREEN	DTW	WLE	DTW	WLE	DTW	WLE	DTW	WLE	DTW	WLE
MW-1	631.69	617.19	607.19	4.50	627.19	6.40	625.29	4.76	626.93	4.38	627.31	4.56	627.13
MW-2	637.33	622.83	612.83	7.25	630.08	8.57	628.76	7.74	629.59	7.56	629.77	7.24	630.09
MW-3	641.58	627.08	617.08	4.16	637.42	6.19	635.39	5.71	635.87	5.36	636.22	4.97	636.61
MW-4R	636.48	627.30	622.30	11.37	625.11	11.59	624.89	11.4	625.08	11.45	625.03	11.63	624.85
MW-5R	638.82	628.80	623.80	11.08	627.74	11.17	627.65	10.29	628.53	10.99	627.83	11.05	627.77
MW-6R	641.30	632.40	627.40	9.85	631.45	10.56	630.74	9.51	631.79	9.98	631.32	10.50	630.80
MW-7	639.02	626.00	616.00	4.60	634.42	10.36	628.66	6.73	632.29	5.6	633.42	5.58	633.44
MW-8	629.29	614.79	604.79	3.90	625.39	5.43	623.86	4.08	625.21	4.37	624.92	4.08	625.21

WELL	ELEVATION			12/11/01	
	TOP OF CASING	TOP OF SCREEN	BOTTOM OF SCREEN	DTW	WLE
MW-1	631.69	617.19	607.19	5.57	626.12
MW-2	637.33	622.83	612.83	8.20	629.13
MW-3	641.58	627.08	617.08	4.79	636.79
MW-4R	636.48	627.30	622.30	11.54	624.94
MW-5R	638.82	628.80	623.80	10.92	627.90
MW-6R	641.30	632.40	627.40	10.15	631.15
MW-7	639.02	626.00	616.00	5.59	633.43
MW-8	629.29	614.79	604.79	4.82	624.47

Key:

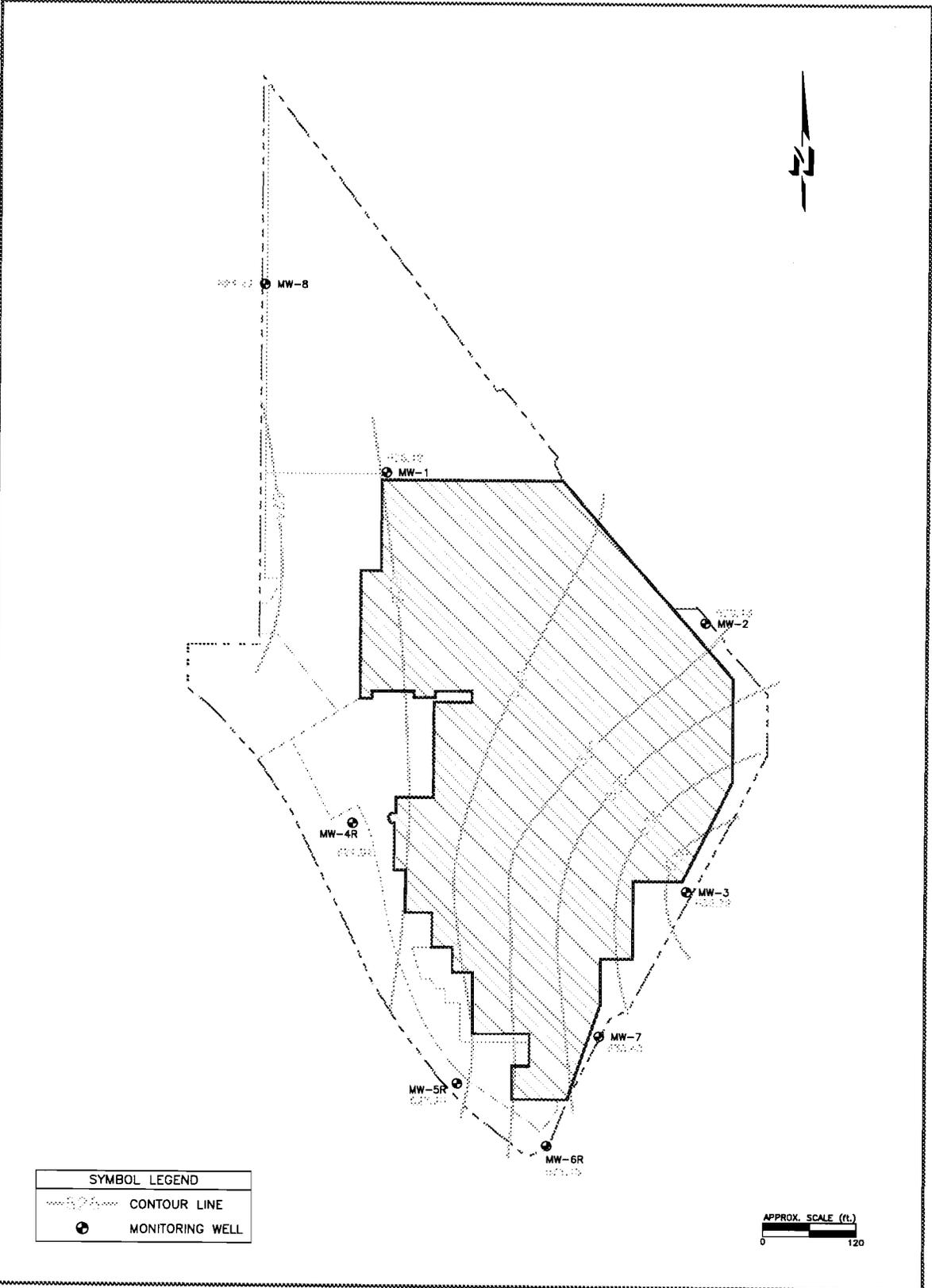
DTW = Depth to water in feet.

WLE = Water level elevation in feet above mean sea level.

NA = Not available.

Notes:

¹ Measurements were taken in monitoring wells MW-4, MW-5, and MW-6 before they were replaced with MW-4R, MW-5R, and MW-6R, respectively.



SYMBOL LEGEND	
	CONTOUR LINE
	MONITORING WELL

APPROX. SCALE (ft.)
 0 120

ENVIRON

Ground Water Contours-December 11, 2001
 Nancarrow
 Milwaukee, Wisconsin

Figure
 8

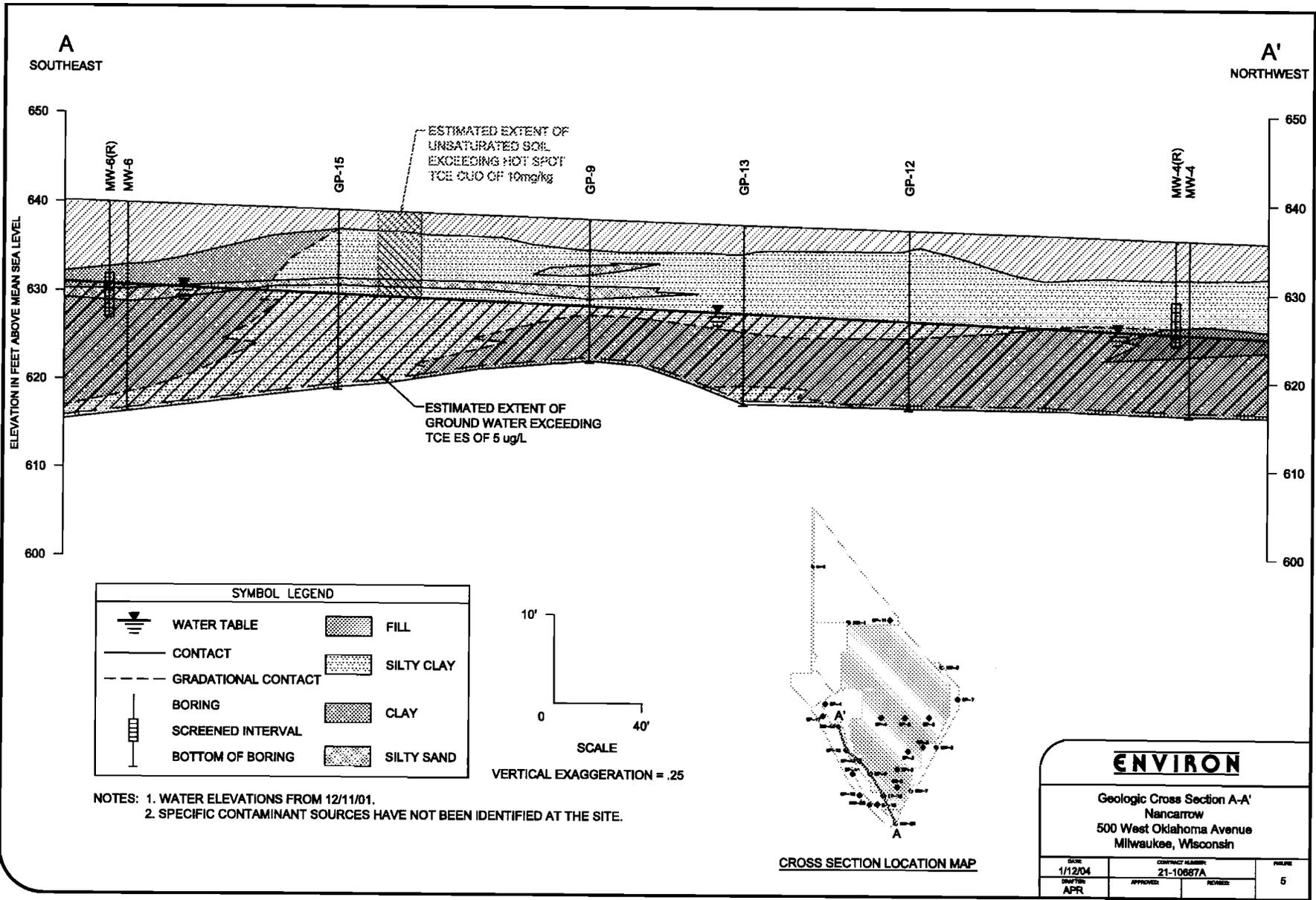
Drafter: APR

Date: 7/17/02

Contract Number:

APPROVED:

REVISED:



BPN PROPERTIES, LLC
530 W. Oklahoma Ave Suite 400
Milwaukee, Wisconsin 53207
PHONE: 414-350-7458
FAX: 414-790-1127

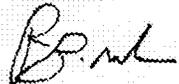
February 26, 2004

Ms. Gina Keenan
Wisconsin Department of Natural Resources
2300 North Dr. Martin Luther King, Jr. Drive
Milwaukee, Wisconsin 53212

Dear Ms. Keenan,

This will confirm that the legal description in the attached Trustee's Deed is the accurate legal description for the property known as 500 West Oklahoma Avenue, Milwaukee, Wisconsin.

Sincerely,



Brian Nelson
BPN Properties, LLC

ENVIRON

January 20, 2004

Brian Nelson
BPN Properties LLC
500 West Oklahoma Avenue
Milwaukee, WI 53207

RE: Notification of Ground Water Contamination at
500 West Oklahoma Avenue, Milwaukee, Wisconsin

Dear Mr. Nelson:

On behalf of the Nancarrow Family Living Trust, ENVIRON International Corporation (ENVIRON) is notifying you that chlorinated solvent-impacted ground water exists beneath the property located at 500 West Oklahoma Avenue in Milwaukee, Wisconsin. This notification is a requirement of the Wisconsin Administrative Code (WAC) NR 726.05 and is required by the Wisconsin Department of Natural Resources (WDNR) to obtain approval of closure of the above-referenced site.

Enclosed please find a map showing the monitoring well locations, along with the approximate extent of ground water exceeding WAC enforcement standards at the site. The concentrations of cis-1,2-dichloroethene; trans-1,2-dichloroethene; trichloroethene; and vinyl chloride contamination in the ground water along the southwestern property boundary are above the state ground water enforcement standards found in Chapter NR 140 of the WAC. However, ENVIRON has determined that this ground water contaminant plume is stable or receding and will naturally degrade over time. We believe that allowing natural attenuation to complete the clean up at this site will meet the requirements for case closure that are found in Chapter NR 726 WAC.

The WDNR has granted conditional case closure with natural attenuation as the final remedy for this site. Enclosed please find a WDNR fact sheet describing natural attenuation. Closure of the site means that the WDNR will not be requiring any further investigation or clean-up action to be taken, other than the reliance on natural attenuation. The case may be reopened if additional information regarding site conditions indicates that contamination originating from the site poses a threat to the environment or to public health, safety, and/or welfare.

January 20, 2004

As an affected property owner, you have a right to contact the WDNR to provide any technical information indicating that closure should not be granted for this site. If you would like to request closure for this site, all associated properties within the site boundaries where ground water contamination exceeds Chapter NR 140 ground water enforcement standards 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 ground water contamination above Chapter NR 140 enforcement standards 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.

Should you or any subsequent property owner wish to construct or reconstruct a well on your property, special well construction standards may be necessary to protect the well from the residual ground water contamination. 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) if your property is located outside of the service area of a municipally owned water system, or contact the Drinking Water Program within the WDNR if your property is located within the designated service area of a municipally owned water system, to determine if there is a need for special well construction standards.

Once the requirements of the conditional closure are met, the final closure will be documented by the WDNR in a letter, a copy of which you may obtain by requesting one from me, by writing to the agency address given above, or by accessing WDNR's GIS Registry of Closed Remediation Sites on the internet at www.dnr.state.wi.us/org/at/et/geo/gwur. A copy of the closure letter is included as part of the site file on the GIS Registry of Closed Remediation Sites.

If you need more information, you may contact me or Jim Kane at 414-456-1210.

Sincerely,

ENVIRON International Corporation

Gina S. Szablewski, P.G.
Associate

GSS

January 20, 2004

David Misky
City of Milwaukee
ZMB Building, Third Floor
841 North Broadway
Milwaukee, WI 53202

RE: Notification of Contamination in Right-of-Way Adjacent to
500 West Oklahoma Avenue, Milwaukee, Wisconsin

Dear Mr. Misky:

On behalf of the Nancarrow Family Living Trust, ENVIRON International Corporation (ENVIRON) is notifying the City of Milwaukee that chlorinated solvent-impacted ground water and soil may exist beneath West Oklahoma Avenue southwest of the property located at 500 North Oklahoma Avenue. This notification is a requirement of the Wisconsin Administrative Code (WAC) NR 726.05 and is required by the Wisconsin Department of Natural Resources (WDNR) to obtain approval of closure of the above-referenced site

Enclosed please find a map showing the soil sample and monitoring well locations, along with the approximate extent of ground water exceeding WAC enforcement standards and soil exceeding site-specific residual contaminant levels at the site. The concentrations of cis-1,2-dichloroethene; trans-1,2-dichloroethene; trichloroethene; and vinyl chloride contamination in the ground water in this area likely are above the state ground water enforcement standards found in Chapter NR 140 of the WAC. However, ENVIRON has determined that this ground water contaminant plume is stable or receding and will naturally degrade over time. Soils containing contaminant concentrations exceeding the site-specific clean-up objectives were removed to the extent practicable. We believe that allowing natural attenuation to complete the clean up at this site will meet the requirements for case closure that are found in Chapter NR 726 WAC.

The WDNR has granted conditional case closure with natural attenuation as the final remedy for this site. Closure means that the WDNR will not be requiring any further investigation or clean-up action to be taken, other than the reliance on natural attenuation. The case may be reopened if additional information regarding site conditions indicates that contamination originating from the site poses a threat to the environment or to public health, safety, and/or welfare.

As an affected property owner, you have a right to contact the WDNR to provide any technical information indicating 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 site closure, you should mail that information to Ms. Gina Keenan at the Southeast Region headquarters, 2300 North Martin Luther King Drive, Milwaukee, Wisconsin, 53212.

As part of case closure for this site, all associated properties within the site boundaries where ground water contamination exceeds Chapter NR 140 ground water enforcement standards 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 ground water contamination above Chapter NR 140 enforcement standards was found at the time that the case was closed. This GIS Registry will be available to the general public on the WDNR's Internet web site.

Should you or any subsequent property owner wish to construct or reconstruct a well on your property, special well construction standards may be necessary to protect the well from the residual ground water contamination. 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) if your property is located outside of the service area of a municipally owned water system, or contact the Drinking Water Program within the WDNR if your property is located within the designated service area of a municipally owned water system, to determine if there is a need for special well construction standards.

Once the requirements of the conditional closure are met, the final closure will be documented by the WDNR in a letter, a copy of which you may obtain by requesting one from me, by writing to the agency address given above, or by accessing WDNR's GIS Registry of Closed Remediation Sites on the internet at www.dnr.state.wi.us/org/at/et/geo/gwur. A copy of the closure letter is included as part of the site file on the GIS Registry of Closed Remediation Sites.

02-41-200213
FIN 241170050
AL

BPN PROPERTIES, LLC
530 W. Oklahoma Ave Suite 400
Milwaukee, Wisconsin 53207
PHONE: 414-350-7458
FAX: 414-290-1142

February 25, 2004

Ms. Gina Keenan
Wisconsin Department of Natural Resources
2300 North Dr. Martin Luther King, Jr. Drive
Milwaukee, Wisconsin 53212

Dear Ms. Keenan,

This will confirm that the legal description in the attached Trustee's Deed is the accurate legal description for the property known as 500 W. Oklahoma Avenue, Milwaukee, Wisconsin.

Sincerely,



Brian Nelson
BPN Properties, LLC