

GIS REGISTRY INFORMATION

SITE NAME:	Pharmacy Station		
BRRTS #:	03-65-181783	FID #	
		(if appropriate):	
COMMERCE #:	53121-1718-03-A		
CLOSURE DATE:	January 14, 2008 (Conditional Closure Date – June 17, 2002)		
STREET ADDRESS:	3 E Geneva St		
CITY:	Elkhorn		
SOURCE PROPERTY GPS COORDINATES (meters in WTM91 projection):	X = 639380	Y = 245220	
CONTAMINATED MEDIA:	Groundwater <input type="checkbox"/>	Soil <input type="checkbox"/>	Both <input checked="" type="checkbox"/>
OFF-SOURCE GW CONTAMINATION >ES:	Yes <input checked="" type="checkbox"/>	No <input type="checkbox"/>	
• IF YES, STREET ADDRESS:	100 South Washington Street		
• GPS COORDINATES (meters in WTM91 projection):	X = 639423	Y = 245216	
OFF-SOURCE SOIL CONTAMINATION >Generic or Site-Specific RCL (SSRCL):	Yes <input checked="" type="checkbox"/>	No <input type="checkbox"/>	
• IF YES, STREET ADDRESS 1:	100 South Washington Street		
• GPS COORDINATES (meters in WTM91 projection):	X = 639423	Y = 245216	
CONTAMINATION IN RIGHT OF WAY:	Yes <input checked="" type="checkbox"/>	No <input type="checkbox"/>	
<u>DOCUMENTS NEEDED</u>			
Closure Letter, and any conditional closure letter issued or denial letter issued			<input checked="" type="checkbox"/>
Copy of any maintenance plan referenced in the final closure letter			<input type="checkbox"/>
Copy of (soil or land use) deed notice <i>if any required as a condition of closure</i>			<input type="checkbox"/>
Copy of most recent deed, including legal description, for all affected properties			<input checked="" type="checkbox"/>
Certified survey map or relevant portion of the recorded plat map (<i>if referenced in the legal description</i>) for all affected properties			<input checked="" type="checkbox"/>
County Parcel ID number, <i>if used for county</i> , for all affected properties			<input checked="" type="checkbox"/>
Location Map that outlines all properties within contaminated site boundaries on USGS topographic map or plat map in sufficient detail to permit the parcels to be located easily. If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site.			<input checked="" type="checkbox"/>
Detailed Site Map(s) for all affected properties , showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. This map shall also show the location of all contaminated public streets, highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding ch. NR 140 ESs and soil contamination exceeding ch. NR 720 generic or SSRCLs.			<input checked="" type="checkbox"/>
Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)			<input checked="" type="checkbox"/>
Tables of Latest Soil Analytical Results (no shading or cross-hatching)			<input checked="" type="checkbox"/>
Isoconcentration map(s), <i>if required for site investigation (SI)</i> . The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map.			<input checked="" type="checkbox"/>
GW: Table of water level elevations, with sampling dates, and free product noted if present			<input checked="" type="checkbox"/>
GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)			<input checked="" type="checkbox"/>
SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour			<input checked="" type="checkbox"/>
Geologic cross-sections, <i>if required for SI</i>			<input checked="" type="checkbox"/>
RP certified statement that legal descriptions are complete and accurate			<input checked="" type="checkbox"/>
Copies of off-source notification letters (if applicable)			<input checked="" type="checkbox"/>
Letter informing ROW owner of residual contamination (if applicable) (public, highway or railroad ROW)			<input checked="" type="checkbox"/>



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

January 14, 2008

William H Pugh
W H Pugh Oil Co
200 Dodge St
Racine, WI 53402

RE: **Final Closure**

Commerce # 53121-1718-03-A DNR BRRTS # 03-65-181783
Pharmacy Station, 3 E Geneva St, Elkhorn

Dear Mr. Pugh:

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

The GIS packet includes the soil data and notices, which satisfies the deed notice requirement.

In addition to the soil GIS packet information received on December 18, 2007, an Underground Storage Tank Closure Assessment report was received on December 27, 2007. The report documents the removal of the remaining tank system. According to your consultant during a telephone call, there are no remaining petroleum storage tanks or dispenser's remaining on the property. A table including soil data from the closure assessment is included in the GIS packet.

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

Thank you for your efforts to bring this case to closure. If you have any questions, please contact me in writing at the letterhead address or by telephone at (608) 261-5401.

Sincerely,

A handwritten signature in black ink that reads "Shawn A. Wenzel". The signature is written in a cursive, flowing style.

Shawn A. Wenzel
Senior Hydrogeologist
Site Review Section

cc: Pratap Singh, K. Singh & Associates, Inc.



ENVIRONMENTAL & REGULATORY SERVICES
BUREAU OF PECFA
101 West Pleasant Street, Suite 100A
Milwaukee, Wisconsin 53212-3963
TDD #: (608) 264-8777
Fax #: (414) 220-5374
<http://www.commerce.state.wi.us>
<http://www.wisconsin.gov>
Scott McCallum, Governor
Philip Edw. Albert, Secretary

June 17, 2002

Mr. William Pugh
W H Pugh Oil, Company
200 Dodge Street
Racine, WI 53402

RE: **Conditional Case Closure**

Commerce # 53121-1718-03 **WDNR BRRTS # 03-65-181783**
Pharmacy Station, 3 East Geneva Street, Elkhorn

Dear Mr. Pugh:

On May 8, 2002, the Wisconsin Department of Commerce (Commerce) PECFA Site Review Section received a request for case closure from K Singh & Associates, Inc. (Singh). It is understood that residual soil and groundwater contamination remains on this property and extends onto the the property to the east. Using the standards established in the NR 700 series, Wisconsin Administrative Code (Wis. Adm. Code), Commerce has determined that this site does not pose a significant threat to the environment and human health. No further investigation or remedial action is necessary.

The following conditions must be satisfied to obtain final closure:

- A notification must be placed on the property deed to address residual petroleum impacts to the soil. For case closure we will need a copy of the deed notification that contains the County Register of Deeds' recording information. Enclosed is an example of a "Notice of Contamination to Property" ("Notice") for your use. If you wish to modify the language, submit a copy to this office for approval prior to recording. If an electronic copy of the "Notice" is desired, you may contact Commerce and a copy will be forwarded to you.

Commerce requires a site map indicating where the remaining contamination exists. Attach table 1 and figure 1 from the Singh closure request referenced above, to the "Notice" before the document is recorded.

- A notification must be placed on the deed for the adjoining property (reported as Old Elkhorn Doctors Office) to address the residual petroleum impacts to the soil. For case closure we will need a copy of the deed notification that contains the County Register of Deeds' recording information. Enclosed is an example of a "Notice of Contamination to Property" ("Notice") for your use. If you wish to modify the language, submit a copy to this office for approval prior to recording. If an electronic copy of the "Notice" is desired, you may contact Commerce and a copy will be forwarded to you.

Attach the same figure and table (referenced above) to the property deed for 100 South Washington Street (as Old Elkhorn Doctors Office). This conditional closure letter does not

supersede the liability exemption letter issued by the WDNR to Doctors Carlson and Thies, on February 13, 1998.

- All monitoring wells must be properly abandoned and the appropriate documentation forwarded to the letterhead address.

This case will be included on the Wisconsin Department of Natural Resources (WDNR) web site for properties that have groundwater contamination. The address for the web site is <http://gomapout.dnr.state.wi.us/org/at/et/geo/gwur/index.htm>.

As of August 31, 2001, State Statute 101.143 requires PECFA claimants seeking reimbursement of interest costs to submit a final reimbursement claim within 120 days after they receive written notification that no further action is required with respect to the discharge at their site. This letter serves as your written notice of "no further action". If your claim is not received within 120 days of the date of this letter, interest costs incurred after 60 days of the date of this letter will not be eligible for PECFA reimbursement. Costs associated with recording deed notices or other restrictions are not eligible for PECFA reimbursement, and the recording of these notices should not delay the claim submittal process.

Thank you for your efforts to protect Wisconsin's environment. If you have any questions, please contact me in writing at the letterhead address or by telephone at (414) 220-5375.

Sincerely,



Greg Michael
Hydrogeologist
Site Review Section

cc: Dr. Imran Niazi, Arrhythmia Center, 100 South Washington Street, Elkhorn, WI 53121-1732
Singh
Case File

395033

STATE BAR OF WISCONSIN FORM 1 - 1982
WARRANTY DEED

VOL. 658 PAGE 559

DOCUMENT NO.

RECORDED BY VOL. 658
PAGE 559

'98 OCT 5 PM 3 42

CORANTE & SPOLEYER
REGISTERED DEEDS
WALWORTH COUNTY, WI

This Deed, made between Edward E. Carlson, M.D. and David C. Thies, M.D.

Grantor,
and Imran K. Niazi and Michaelene C. Niazi

Grantee,

Witnesseth, That the said Grantor, for a valuable consideration

conveys to Grantee the following described real estate in Walworth County, State of Wisconsin:

A. Part of Lot 1 in Block 32 of the Original Plat to the City of Elkhorn, described as follows, to-wit: Beginning at the Northeast corner of said Lot 1; thence South along the East line 73.00 feet; thence West parallel to the North line of said Lot 1 to the West line of said Lot 1; thence North along the West line 73.00 feet to the Northwest corner of said lot; thence East along the North line to the place of beginning.

B. Part of Lot 1 in Block 32 of the Original Plat to the City of Elkhorn and part of Lot 4 in Block 32 of Rockwell's First Addition to the City of Elkhorn, described as follows, to-wit: Commencing at a point 73 feet South of the Northeast corner of Lot 1 in Block 32 of said Original Plat; thence South along the East line of said Lot 1 Block 32 and along the East line of Lot 4 in Block 32 of Rockwell's First Addition a distance of 20 feet; thence West parallel to the North line of Lot 1 in Block 32 to the West line of said Lot 4 in Block 32 of said Rockwell's First Addition; thence North along the West line of Lot 1 in Block 32 and Lot 4 in Block 32 a distance of 20 feet; thence East to the place of beginning.

YRW 00056A and YOP 00269
PARCEL IDENTIFICATION NUMBER

THIS SPACE RESERVED FOR RECORDING DATA
NAME AND RETURN ADDRESS

Comm Brk of Elk
10.00

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

Together with all and singular the hereditaments and appurtenances thereunto belonging.
And Grantor

warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except municipal and zoning ordinances, easements, restrictions, covenants, rights-of-way of record, if any, defects which would be revealed by survey, and general taxes for the year of closing

and will warrant and defend the same.

Dated this 28th day of September, 1998.

(SEAL) Edward E. Carlson (SEAL)
• Edward E. Carlson, M.D.
(SEAL) David C. Thies (SEAL)
• David C. Thies, M.D.

AUTHENTICATION

TRANSFER
\$ 489.00
FEE

ACKNOWLEDGMENT

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

State of Wisconsin, } ss.
County: }
Personally came before me this _____ day of _____, 19____, the above named

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

THIS INSTRUMENT WAS DRAFTED BY
Attorney Randall G. Leece SBN: 01017862
LEECE & PHILLIPS, S.C.
6 West Street, PO Box 710, Elkhorn, WI 53121
(Signatures may be authenticated or acknowledged. Both are not necessary)

to me known to be the person _____ who executed the foregoing instrument and acknowledge the same
Earl Radlock
Notary Public, Walworth County, Wis.
My commission is permanent (If not, state expiration date: _____, 19____)
Notary Public, Walworth County, WI
My Commission Expires March 19, 2000

STATE BAR OF WISCONSIN
Form No. 1 - 1982
WARRANTY DEED

Wisconsin Legal Blank Co., Inc.
Milwaukee, Wis.

I hereby certify that I have on this 6th day of October, 1998
microphotographed the above document in accordance with standards
established by Sec. 228.03 (1) of Statutes and with established procedures,
_____, Camera Operator

Handwritten signature

DOCUMENT NO

121110

WARRANTY DEED

STATE BAR OF WISCONSIN FORM 2-1982

THIS SPACE RESERVED FOR RECORDING DATA

VOL 354 PAGE 527

354
527

Elaine M. Gerwin

OCT 23 AM 8 57

conveys and warrants to Steven R. Spitzer

LOIS B. HANSEN
REG. OF DEEDS
WALWORTH COUNTY, WIS.

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

RETURN TO
Sheet: loose 4.00 pd ck

Tax Parcel No: YOP 270

Lot No. 2 in Block No. J2 of the Original Plat of the Village (Now City) of Elkhorn, Walworth County, Wisconsin, excepting and reserving therefrom the E. 7 ft. of said lot.

171.00

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

Exception to warranties: Easements and restrictions of record, if any, and municipal and zoning laws.

Dated this 21st day of October, 1985.

(SEAL) Elaine M. Gerwin (SEAL)
Elaine M. Gerwin
(SEAL) (SEAL)

AUTHENTICATION

Signature(s)
authenticated this day of 19

ACKNOWLEDGMENT

STATE OF WISCONSIN }
Walworth County, } ss.
Personally came before me this 21st day of October, 1985 the above named Elaine M. Gerwin

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

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

THIS INSTRUMENT WAS DRAFTED BY
Attorney David J. Nommensen
Seymour, Kremer, Nommensen & Morrissy
(Signatures may be authenticated or acknowledged. Both are not necessary.)

Susan Larnham
Susan Larnham
Notary Public Walworth County, Wis.
My Commission is permanent (if not, state expiration date) Jan. 10, 1988

I hereby certify that I have on this 24 day of October, 1985, microphotographed the above document in accordance with standards established by Sec. 228.03 (1) of Statutes and with established procedures. Janet S. Abell Camera Operator.

DOCUMENT NO.

121821

STATE BAR OF WISCONSIN FORM 1—1982
WARRANTY DEED

VOL 355 PAGE 733

THIS SPACE RESERVED FOR RECORDING DATA

RECORDED IN VOL 355
PAGE 733

NOV 8 PM 4 22

LOIS M. ...
REG. OF DEEDS
WALWORTH COUNTY, WIS

This Deed, made between Marian E. Sigmund, a widow
and not remarried

Grantor,
and Steven R. Spitzer and William Pugh, as tenants in
common

Witnesseth, That the said Grantor, for a valuable consideration

conveys to Grantee the following described real estate in Walworth
County, State of Wisconsin:

Parcel A: Lot 3 in Block 32 of Rockwells Addition to
the Village (now City) of Elkhorn, according to the
recorded plat thereof.

Parcel B: The East 7 feet of Lot 2 in Block 32 in the Village, now City of Elkhorn.

RETURN TO Sweet & Leece
P.O. Box 383
Elkhorn, WI, 53121

YRW 00057
Tax Parcel No: YOP 00270A

TRANSFER
\$ 277.50
FEE

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

Together with all and singular the hereditaments and appurtenances thereunto belonging;
And Marian E. Sigmund

warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except taxes, special
and subdivision assessments, if any, levied after the 1st day of January, 1985, easements,
restrictions, covenants and zoning ordinances

and will warrant and defend the same.

Dated this 6th day of November, 1985.

(SEAL) Marian E. Sigmund (SEAL)
Marian E. Sigmund (SEAL)

AUTHENTICATION

Signature(s) Marian E. Sigmund

authenticated this 6 day of November, 1985.

Alice Morrissy
TITLE: MEMBER STATE BAR OF WISCONSIN

(If not,
authorized by § 706.06, Wis. Stats.)

THIS INSTRUMENT WAS DRAFTED BY

Alice Morrissy, Atty.

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

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

WARRANTY DEED

STATE BAR OF WISCONSIN
FORM No. 1—1982

Wisconsin Legal Blank Co. Inc.
Milwaukee, Wis.

ACKNOWLEDGMENT

STATE OF WISCONSIN

ss. County.

Personally came before me this day of
19 the above named

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

Notary Public County, Wis.
My Commission is permanent. (If not, state expiration
date: 19)

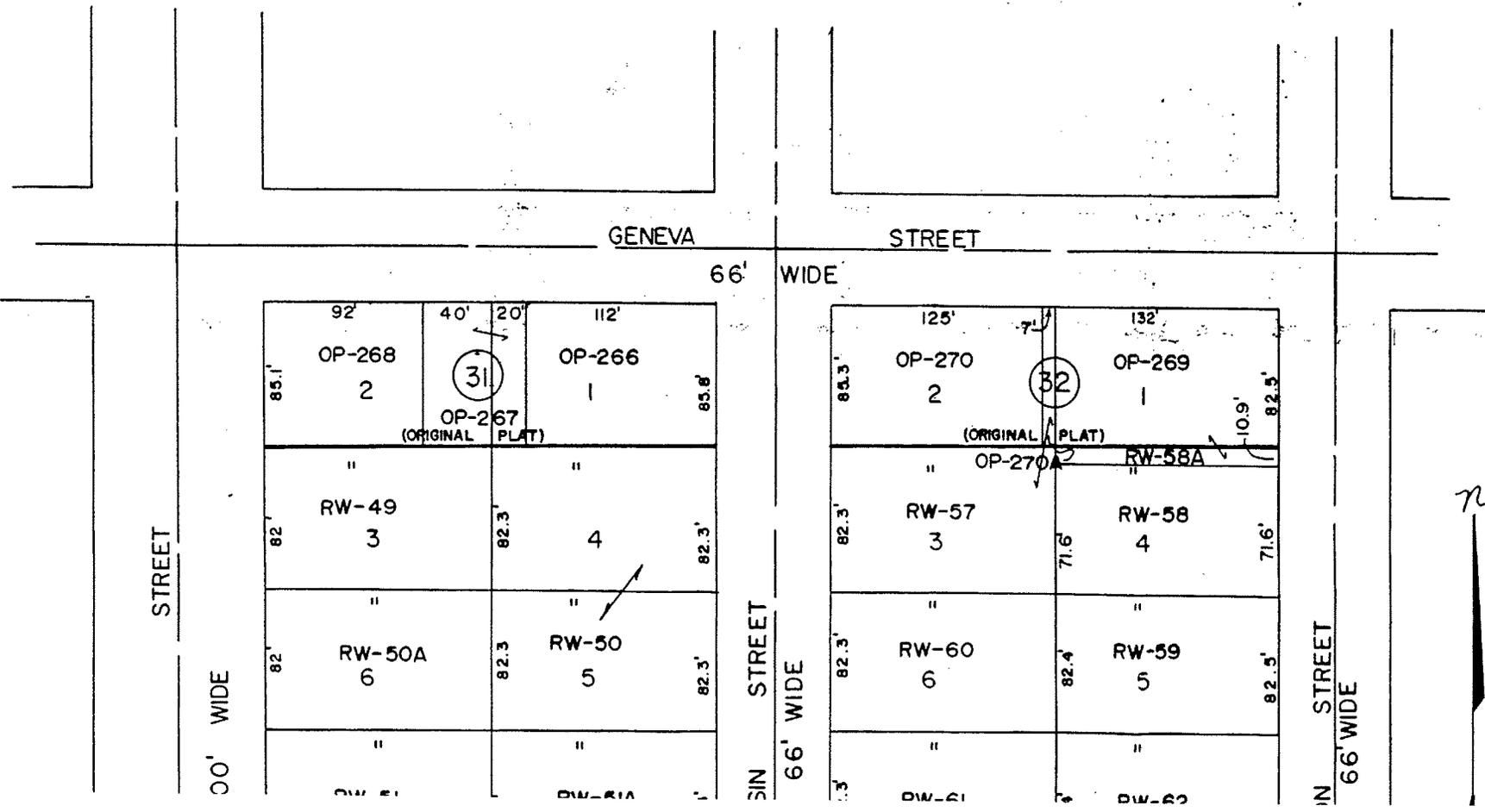
I hereby certify that I have on this 11 day of November, 1985, microphotographed
the above document in accordance with standards established by Sec. 228.03 (1) of Statutes and
established procedures. Janet S. Abell, Camera Operator.

ROCKWELL'S ADD. TO ORIGINAL PLAT

CITY OF ELKHORN

SCALE 1"=60'

BLOCK 31+32-ROCKWELL'S ADD.
BLOCK 31+32-CITY OF ELKHORN



7c

Parcel Identification Numbers

The parcel identification numbers for properties located in the City of Elkhorn are listed as follows:

Pharmacy Station, 3 East Geneva Street (Tax Parcel Numbers YOP 270, YOP 00270A, & YRW 00057)

Arrythmia Center for Southern Wisconsin, 100 South Washington Street (Tax Parcel Numbers YRW 00058A & YOP 00269)

Site Maps

A location map of the affected properties, current site layout map including the affected off-site properties, a groundwater elevation contour map from the most recent round of sampling, an iso-concentration map of benzene concentrations in groundwater, and geologic cross-sections are included in Attachment F.

Groundwater Quality Table

A summary table of groundwater quality test results is included in Attachment G.

Letters of Notification

One property east of the subject property, the Arrythmia Center for Southern Wisconsin, was affected by petroleum releases from the Pharmacy Station. In addition, a portion of the right-of-way of South Badger Street located to the west of the subject property has also been affected. Notifications to the Elkhorn Doctor's Clinic and City of Elkhorn were prepared and sent to the property owners. Copies of the Notification Letters and receipts are included in Attachment H.

Geographic Position

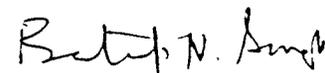
Geographic coordinates of the Pharmacy Station, the Arrythmia Center for Southern Wisconsin, and the affected portion of the City of Elkhorn's Wisconsin Street right-of-way are included in Attachment I.

We hope the information provided will be sufficient for GIS registration. Please call us, if you have any questions regarding this submittal.

Sincerely,

K. SINGH & ASSOCIATES, INC.


Robert T. Reineke, P.E.
Staff Engineer


Pratap N. Singh, Ph.D., P.E.
Project Manager

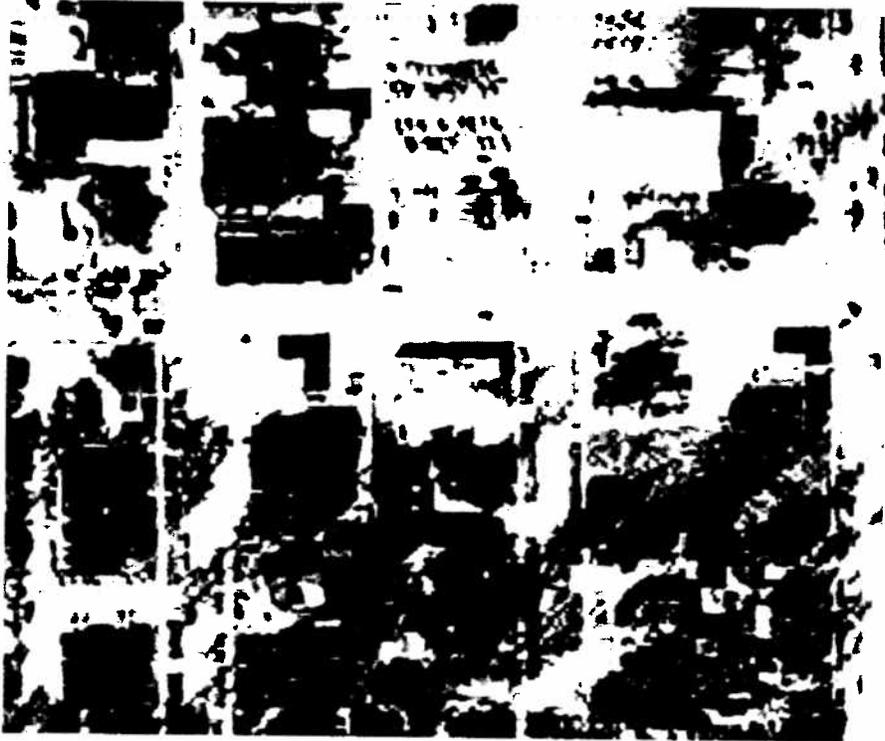
cc: Mr. William Pugh / W. H. Pugh Oil Company
Mr. Gregory Michael / DCOMM

Pharmacy Station



▲WTM coordinates: 639380, 245220

Arrhythmia Center for Southern Wisconsin

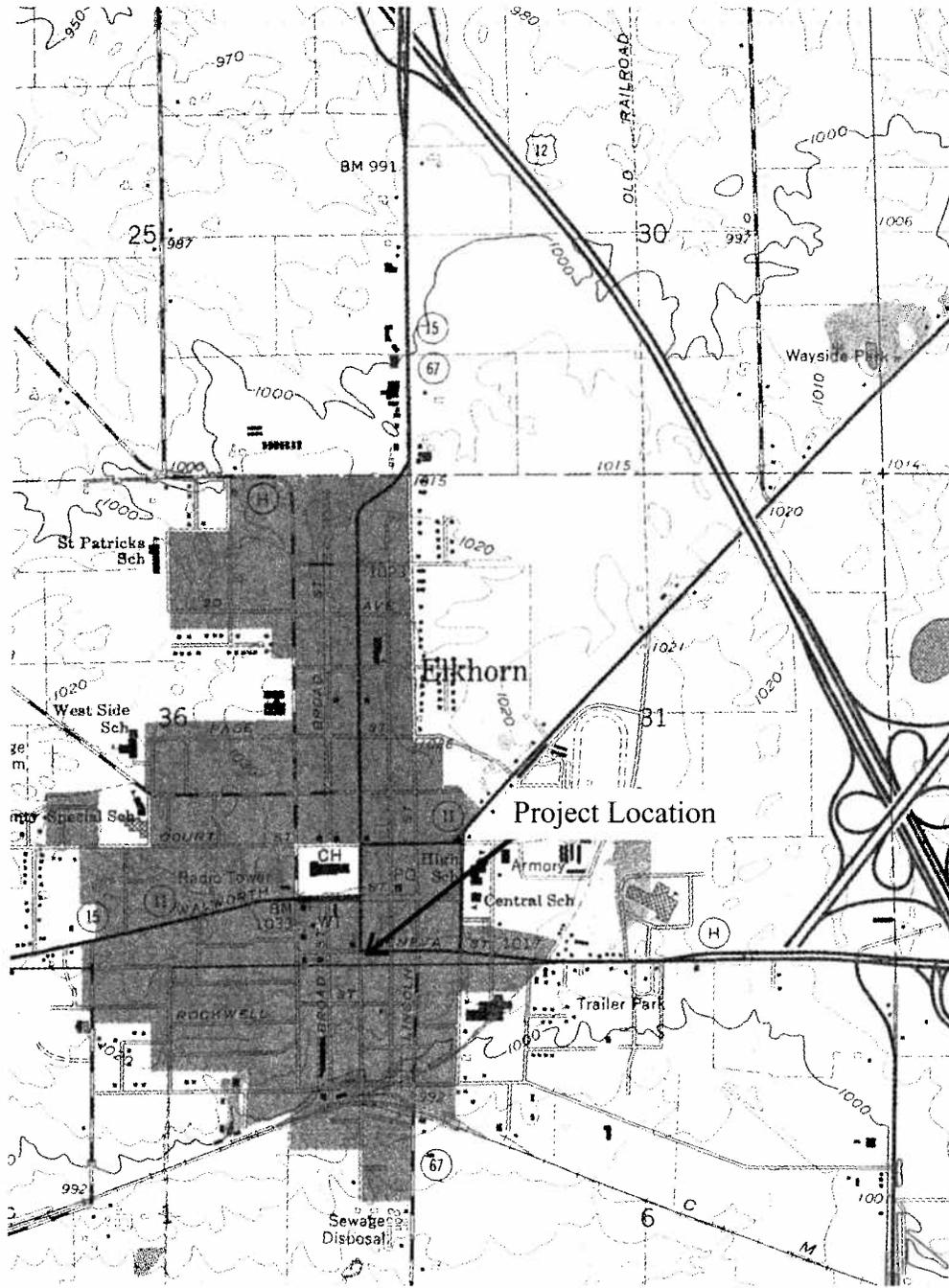


▲WTM coordinates: 639423, 245216

Wisconsin Street Right-of-Way

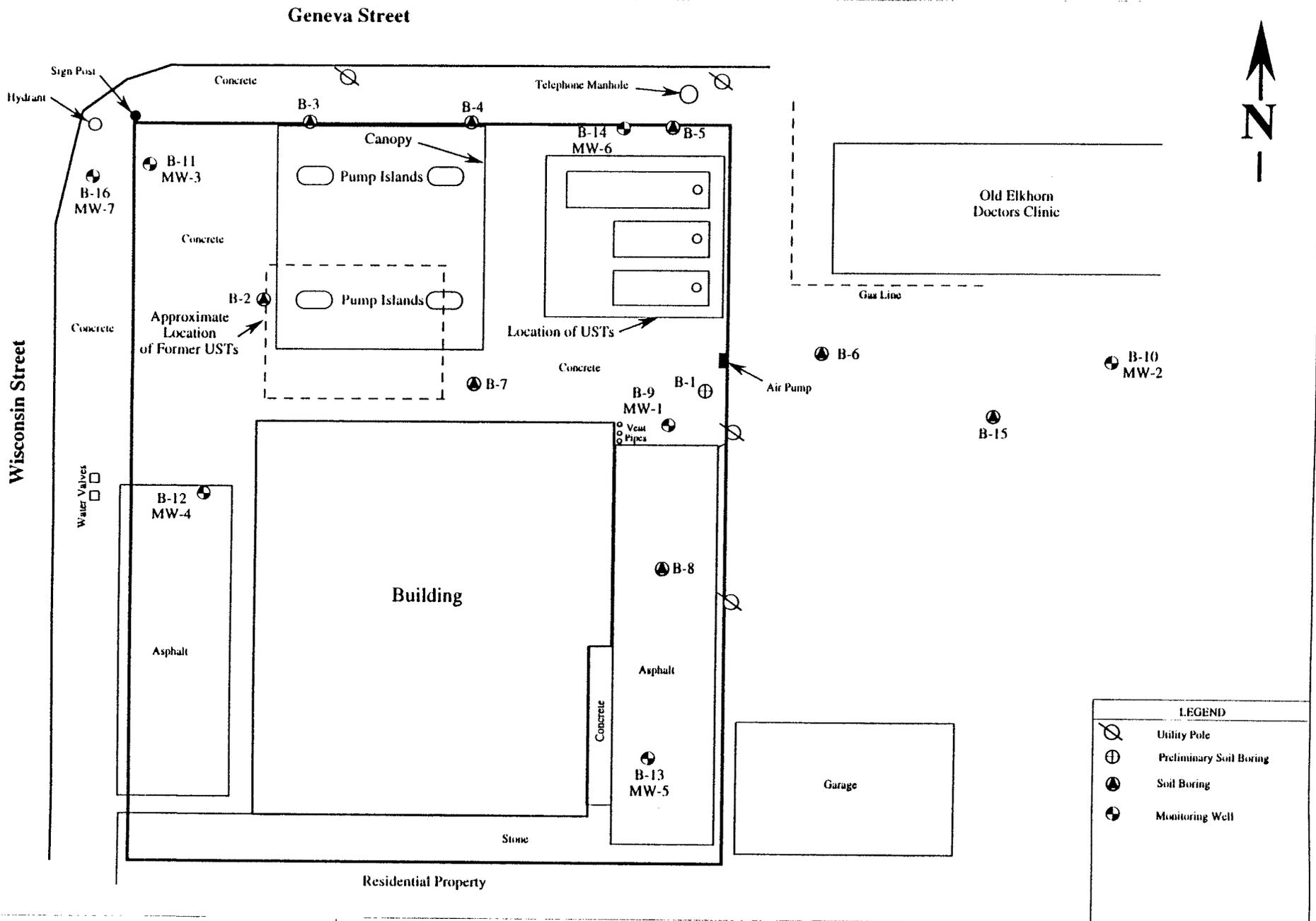


▲WTM coordinates: 639361, 245221



Scale: 1 inch = 2,000 feet

Figure 2.1: Project Location Map



W. H. PUGH OIL COMPANY

Pharmacy Station
3 East Geneva Street
Elkhorn, WI 53121

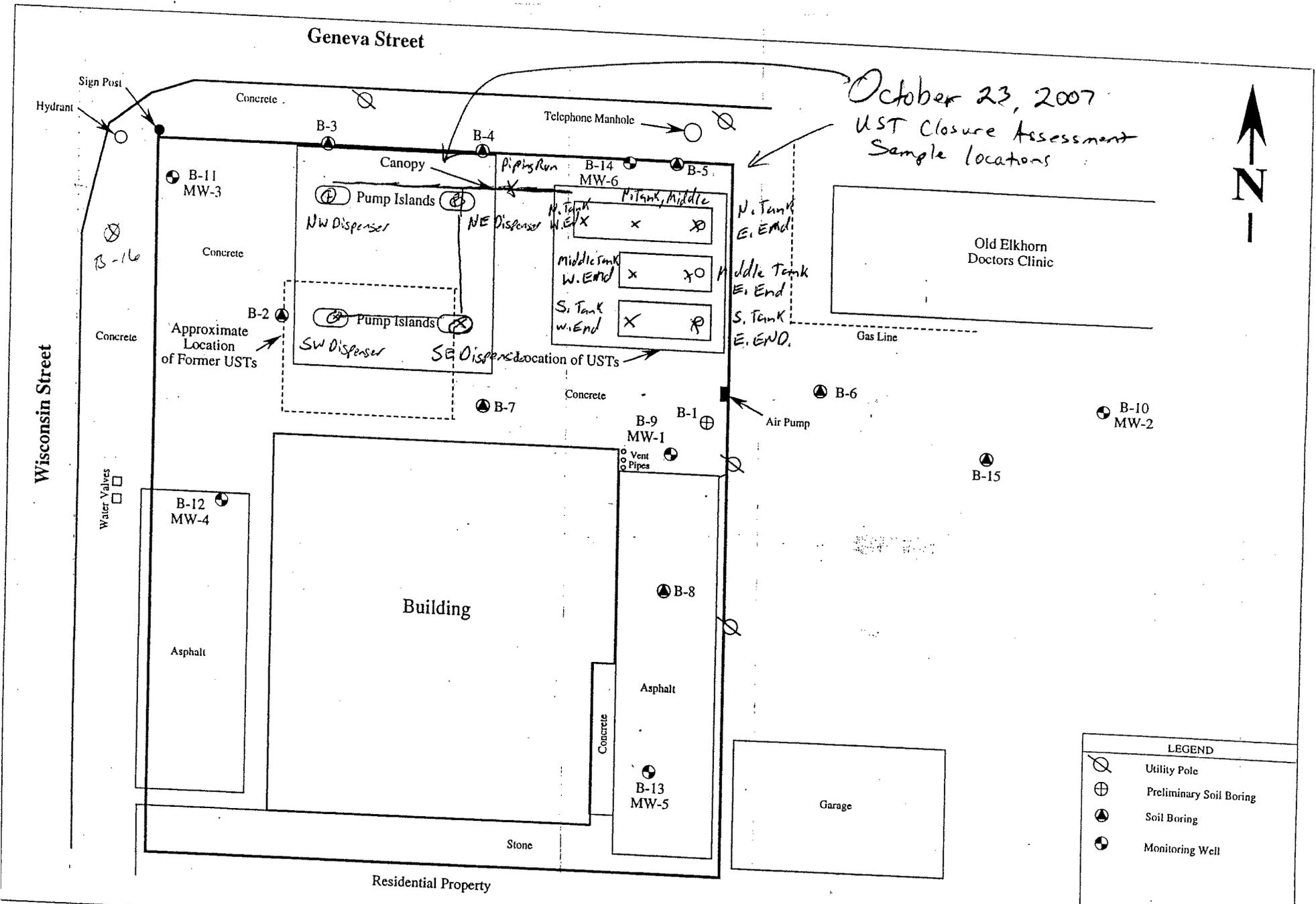
Engineer

K. SINGH & ASSOCIATES, INC.

Engineers & Environmental Management Consultants
1135 Legion Drive, Elm Grove, Wisconsin 53122, (414) 821-1171

Figure 3.1: Locations of Soil Borings and Monitoring Wells

DATE	DRAWN BY	REVISIONS BY	DATE	PROJECT NO.
February 3, 1998	R.T.R.			4266
SCALE	CHECKED BY			SHEET NO.
0 15' 30'	P. N. S.			ONE



W. H. PUGH OIL COMPANY

Pharmacy Station
3 East Geneva Street
Elkhorn, WI 53121

Engineer
K. SINGH & ASSOCIATES, INC.
Engineers & Environmental Management Consultants
1135 Legion Drive, Elm Grove, Wisconsin 53122, (414) 821-1171

Figure 1. Soil Sample Location Map

DATE February 3, 1998	DRAWN BY R.T.R.	REVISIONS BY	DATE	PROJECT NO. 4266
SCALE 0 15' 30'		CHECKED BY P. N. S.		SHEET NO. ONE

Table 1

Groundwater Quality Test Results
Pharmacy Station, 3 East Geneva Street, Elkhorn, WI

Well	Date	Benzene (ppb)	Ethyl- benzene (ppb)	Toluene (ppb)	Total Xylenes (ppb)	MTBE (ppb)	1,2 DCA (ppb)	Naphthalene (ppb)	Dissolved Lead (ppb)	GPD (ppm)
MW-1	1/26/98	350	260	< 25	850	< 10	< 25	< 400	1.6	4.6
	7/28/98	360	350	< 25	380	200	NT	NT	NT	4.4
	7/9/99	300	560	14	750	12	NT	NT	NT	5.6
	11/2/99	330	440	11	740	3.6	NT	NT	NT	5.8
	11/10/00	272	309	6.95	98.9	< 20	NT	NT	NT	8.38
	7/19/01	258	296	5.7	987	< 4	NT	NT	NT	7.49
	4/18/02	98	54	< 2.1	590	< 3.8	NT	NT	NT	NT
MW-2	1/26/98	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	< 0.50	< 8.0	< 1.5	< 0.05
	7/28/98	< 0.50	< 0.50	< 0.50	1.0	< 0.20	NT	NT	NT	< 0.05
	7/9/99	< 0.50	< 0.50	< 0.50	0.51	< 0.20	NT	NT	NT	< 0.05
	11/2/99	< 0.50	< 0.50	< 0.50	0.89	< 0.20	NT	NT	NT	< 0.05
	11/10/00	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
		4/18/02	< 0.13	< 0.22	< 0.20	< 0.23	< 0.16	NT	NT	NT
MW-3	1/26/98	34	68	21	35	< 0.40	< 1.0	< 16	< 1.5	0.97
	7/28/98	8.7	5.4	7.1	7.3	21	NT	NT	NT	0.58
	7/9/99	20	9.4	10	3.0	< 0.20	NT	NT	NT	0.64
	11/2/99	7.6	3.2	5.1	2.0	< 0.20	NT	NT	NT	0.22
	11/10/00	6.80	1.99	0.975	0.517	0.242	NT	NT	NT	0.0806
		7/19/01	61.7	50.3	32	23.1	24.2	NT	NT	NT
	4/18/02	25	2.5	5.8	6	< 5.8	NT	NT	NT	NT
MW-4	1/26/98	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	0.53	< 8.0	< 1.5	0.072
	7/28/98	< 0.50	< 0.50	< 0.50	0.62	< 0.20	NT	NT	NT	< 0.05
	7/9/99	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
	11/2/99	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
	11/10/00	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
		4/18/02	< 0.13	< 0.22	< 0.20	< 0.23	< 0.16	NT	NT	NT
MW-5	1/26/98	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	< 0.50	< 8.0	< 1.5	< 0.05
	7/28/98	< 0.50	< 0.50	< 0.50	< 0.50	1.7	NT	NT	NT	< 0.05
	7/9/99	< 0.50	< 0.50	< 0.50	< 0.50	0.41	NT	NT	NT	< 0.05
	11/2/99	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	0.11
	11/10/00	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
		4/18/02	< 0.13	< 0.22	< 0.20	< 0.23	< 0.16	NT	NT	NT
MW-6	4/20/98	< 0.50	0.92	0.60	6.5	< 0.20	< 0.50	< 8.0	< 1.5	< 0.05
	7/28/98	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
	7/9/99	< 0.50	< 0.50	< 0.50	0.52	< 0.20	NT	NT	NT	< 0.05
	11/2/99	< 0.50	< 0.50	< 0.50	0.52	< 0.20	NT	NT	NT	< 0.05
	11/10/00	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
		4/18/02	< 0.13	< 0.22	< 0.20	< 0.23	< 0.16	NT	NT	NT
MW-7	11/10/00	2.41	< 0.50	0.596	0.739	< 0.20	NT	NT	NT	< 0.05
	7/19/01	2.51	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
	4/18/02	2.2	< 0.22	0.27	0.44	0.45	NT	NT	NT	NT
Field Blank	1/26/98	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	< 0.50	< 8.0	NT	< 0.05
	4/20/98	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	< 0.50	< 8.0	NT	< 0.05
	7/28/98	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
	7/9/99	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
	11/2/99	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
	11/10/00	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
	7/19/01	< 0.50	< 0.50	< 0.50	< 0.50	< 0.20	NT	NT	NT	< 0.05
		4/18/02	< 0.13	< 0.22	1.1	0.48	< 0.16	NT	NT	NT
PAL		0.5	140	68.6	124	12	0.5	8	1.5	---
ES		5	700	343	620	60	5	40	15	---

Note: ND - Not Detected NT - Not Tested

Table 1

Soil Quality Test Results
Pharmacy Station, 3 East Geneva Street, Elkhorn, WI

Boring	Depth (feet)	HNU (ppm)	Benzene (ppb)	Ethyl- benzene (ppb)	Toluene (ppb)	Total Xylenes (ppb)	1,2 DCA (ppb)	GRO (ppm)	Lead (ppm)	Total Organic Carbon (ppm)
B-1	7-9	30	< 25	1,700	340	< 25	NT	73	NT	NT
B-2	6-7.5	100	290	210	< 25	100	< 25	340	6.2	NT
	13.5-15	1	< 25	< 25	< 25	60	NT	15	NT	NT
B-3	6-7.5	5	< 25	< 25	< 25	48	< 25	8.7	3.3	NT
	13.5-15	1	< 25	< 25	< 25	< 25	NT	< 5.5	NT	NT
B-4	11-12.5	2	< 25	< 25	< 25	< 25	< 25	5.8	5.2	NT
B-5	6-7.5	1	< 25	< 25	< 25	< 25	< 25	< 5.6	3.6	NT
B-6	8.5-10	40	480	840	560	940	< 25	300	4.9	NT
	13.5-15	BK	< 25	< 25	< 25	< 25	NT	< 5.6	NT	NT
B-7	8.5-10	22	< 25	160	90	170	< 25	66	5.4	NT
	13.5-15	BK	< 25	< 25	< 25	< 25	NT	< 5.4	NT	NT
B-8	8.5-10	1	< 25	< 25	< 25	< 25	< 25	< 5.6	5.2	NT
B-9	6-7.5	200	3,400	14,000	3,600	44,000	< 50	2,800	5.1	NT
	13.5-15	3	< 25	< 25	< 25	< 25	NT	< 5.5	NT	NT
B-10	6-7.5	BK	< 25	< 25	< 25	< 25	< 25	< 5.6	5.0	NT
B-11	8.5-10	2	< 25	< 25	51	39	< 25	9.0	5.1	2,000
B-12	6-7.5	1	< 25	< 25	34	< 25	< 25	16	4.8	NT
B-13	6-7.5	1	< 25	< 25	< 25	< 25	< 25	< 5.6	2.4	1,800
B-14	6-7.5	BK	< 25	< 25	< 25	< 25	NT	< 5.4	2.7	NT
B-15	1-2.5	24	< 25	< 25	< 25	< 25	NT	< 6.4	15	NT
B-16	8.5-10	8	52.3	46.1	< 25	108	NT	7.02	NT	NT
Field Blank	---	---	< 25	< 25	< 25	< 25	NT	< 5.0	NT	NT
Field Blank	---	---	< 25	< 25	< 25	< 25	NT	< 5.0	NT	NT
Field Blank	---	---	< 25	< 25	< 25	< 25	NT	< 5.0	NT	NT
NR 720 Cleanup Standards			5.5	2,900	1,500	4,100	4.9	100	---	---

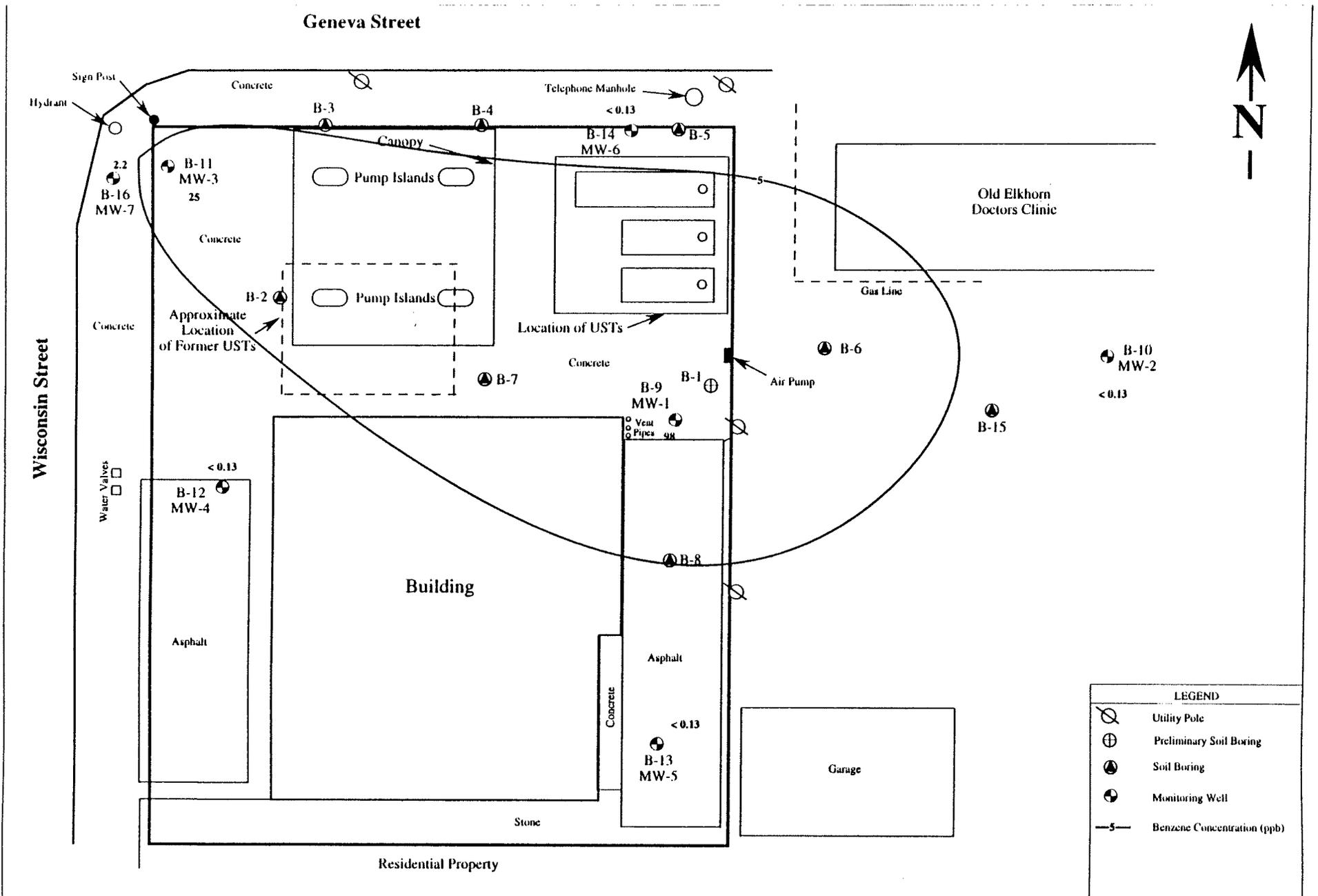
Note: BK = Background
NT = Not Tested

Table 1
 Summary of Soil Quality Test Results — October 2007 UST Closures Assessment

Data

Sample Location	Sampling Date	Sample Depth (feet)	PID (Instrument Units)	GRO (mg/kg)	Benzene	Ethylbenzene	Methyl tert-butyl ether	Toluene	1,2,4-Trimethylbenzene	1,3,5-Trimethylbenzene	Total Xylenes
N. Tank, E. End	10/23/2007	14	BK	< 5.7	< 28	< 28	< 28	< 28	61	< 28	< 85
N. Tank, Middle	10/23/2007	14	BK	< 5.6	< 28	< 28	< 28	50	56	< 28	< 84
N. Tank, W. End	10/23/2007	14	4	< 5.6	35	54	< 28	240	200	58	280
Middle Tank, E. End	10/23/2007	14	6	< 5.6	85	< 28	< 28	< 28	< 28	< 28	< 84
Middle Tank, W. End	10/23/2007	14	BK	< 5.6	< 28	< 28	< 28	32	< 28	< 28	< 84
S. Tank, E. End	10/23/2007	14	BK	< 5.5	< 27	< 27	< 27	< 27	< 27	< 27	< 82
S. Tank, W. End	10/23/2007	14	1	10	< 28	< 28	< 28	37	< 28	< 28	< 84
Piping Run	10/29/2007	3	BK	< 6.0	< 30	37	< 30	< 30	< 30	< 30	< 89
SE Dispenser	10/29/2007	2	BK	< 6.1	< 30	< 30	< 30	< 30	< 30	< 30	< 91
SW Dispenser	10/29/2007	2	BK	< 5.1	< 26	< 26	55	62	98	34	170
NW Dispenser	10/29/2007	2	BK	< 5.1	< 25	< 25	73	< 25	41	< 25	< 76
NE Dispenser	10/29/2007	2	BK	< 5.2	< 26	< 26	< 26	< 26	< 26	< 26	< 78
NR 720 RCLS	---	---	---	100	5.5	2,900	---	1,500	---	---	4,100

Note: BK = Background
 NT = Not Tested



W. H. PUGH OIL COMPANY

Pharmacy Station
3 East Geneva Street
Elkhorn, WI 53121

Engineer

K. SINGH & ASSOCIATES, INC.

Engineers & Environmental Management Consultants
1135 Legion Drive, Elm Grove, Wisconsin 53122, (414) 821-1171

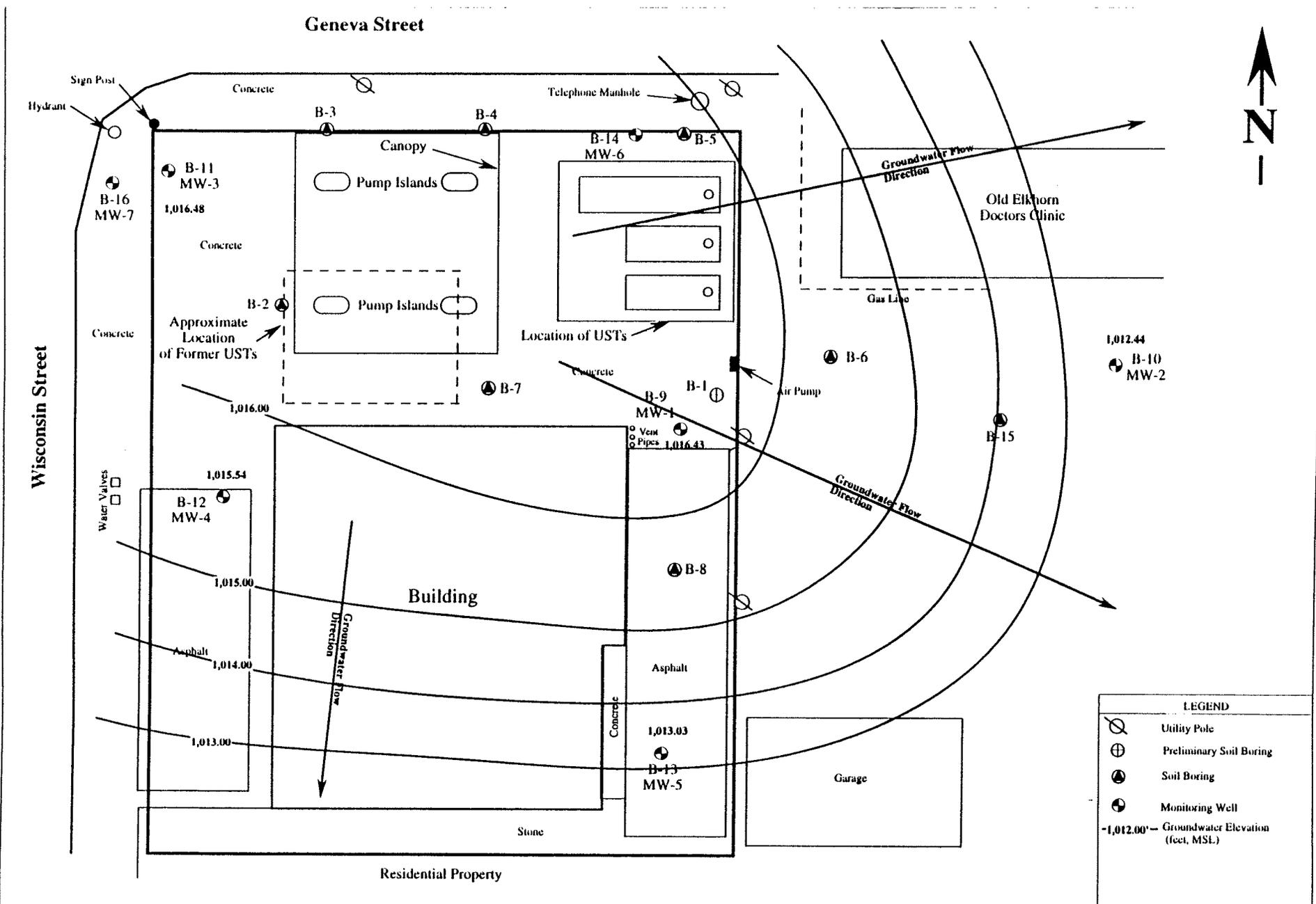
Figure 7: Benzene Concentrations in Groundwater April 18, 2002

DATE February 3, 1998	DRAWN BY R.T.R.	REVISIONS BY	DATE	PROJECT NO. 4206
SCALE 0 15' 30'	CHECKED BY P. N. S.			SHEET NO. ONE

Table 2

Groundwater Elevation Data
Pharmacy Station, 3 East Geneva Street, Elkhorn, Wisconsin

Description	Units	Date	MW-1	MW-2	MW-3	MW-4	MW-5	MW-6	MW-7
PVC Elevation	(feet, MSL)	---	1,021.61	1,020.03	1,022.30	1,021.64	1,020.39	---	---
Depth to GW	(feet)	1/26/98	8.74	8.91	9.49	7.11	8.92	NA	NA
GW Elevation	(feet, MSL)	1/26/98	1,012.87	1,011.12	1,012.81	1,014.53	1,011.47	NA	NA
Depth to GW	(feet)	4/20/98	5.92	7.35	5.82	6.09	6.99	5.11	NA
GW Elevation	(feet, MSL)	4/20/98	1,015.69	1,012.68	1,016.48	1,015.55	1,013.40	---	NA
Depth to GW	(feet)	7/28/98	6.70	8.36	6.47	6.78	8.54	6.05	NA
GW Elevation	(feet, MSL)	7/28/98	1,014.91	1,011.67	1,015.83	1,014.86	1,011.85	---	NA
Depth to GW	(feet)	7/9/99	6.45	9.03	6.42	6.92	9.29	5.60	NA
GW Elevation	(feet, MSL)	7/9/99	1,015.16	1,011.00	1,015.88	1,014.72	1,011.10	---	NA
Depth to GW	(feet)	11/2/99	7.01	9.56	7.05	7.49	10.26	6.37	NA
GW Elevation	(feet, MSL)	11/2/99	1,014.60	1,010.47	1,015.25	1,014.15	1,010.13	---	NA
Depth to GW	(feet)	11/10/00	8.94	8.15	6.74	5.38	7.84	5.32	7.68
GW Elevation	(feet, MSL)	11/10/00	1,012.67	1,011.88	1,015.56	1,016.26	1,012.55	---	---
Depth to GW	(feet)	7/19/01	6.52	9.08	6.42	7.02	9.34	5.67	7.28
GW Elevation	(feet, MSL)	7/19/01	1,015.09	1,010.95	1,015.88	1,014.62	1,011.05	---	---
Depth to GW	(feet)	4/18/02	5.18	7.59	5.82	6.10	7.36	4.82	6.96
GW Elevation	(feet, MSL)	4/18/02	1,016.43	1,012.44	1,016.48	1,015.54	1,013.03	---	---



W. H. PUGH OIL COMPANY

Pharmacy Station
3 East Geneva Street
Elkhorn, WI 53121

Engineer

K. SINGH & ASSOCIATES, INC.

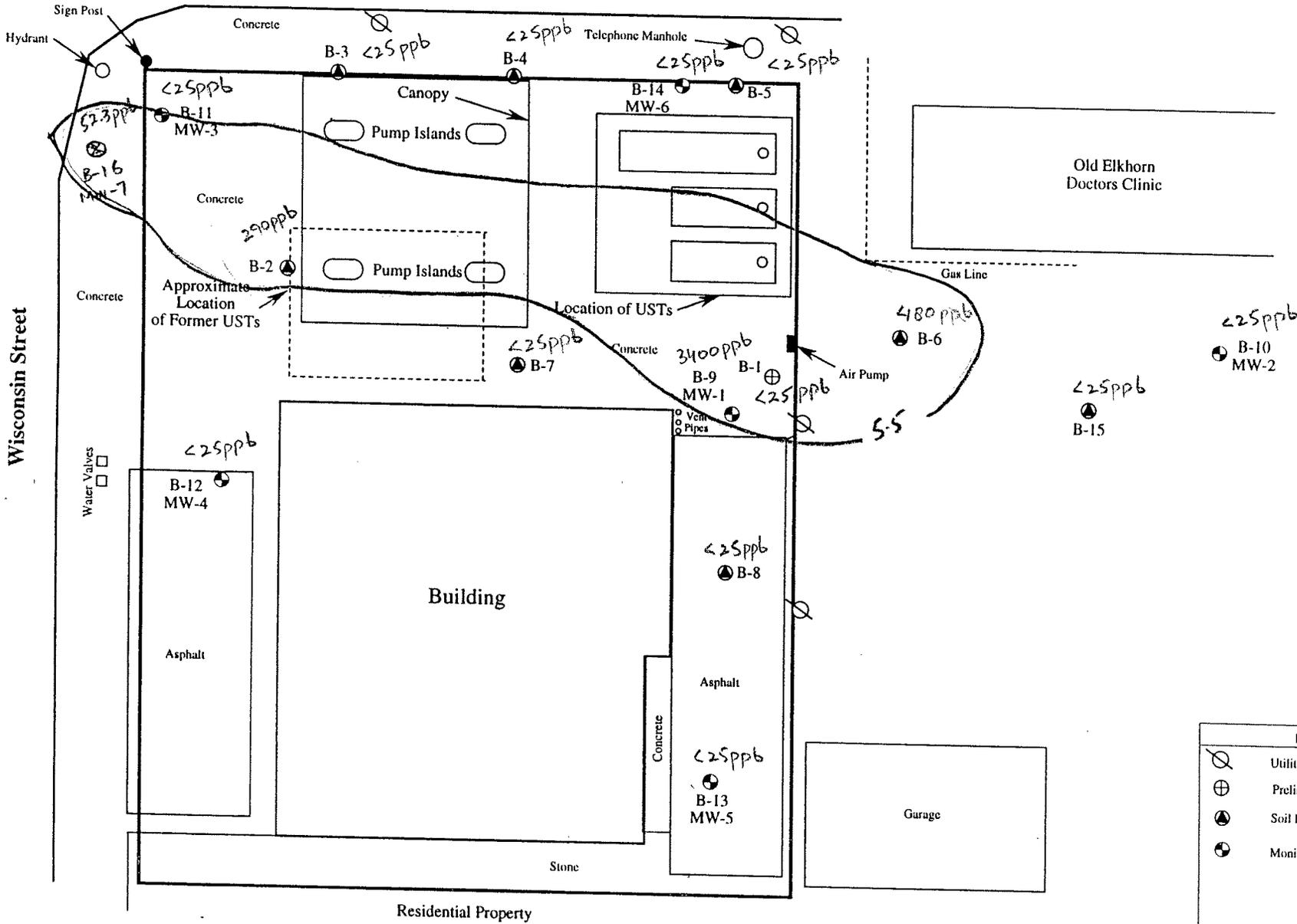
Engineers & Environmental Management Consultants

1135 Legion Drive, Elm Grove, Wisconsin 53122, (414) 821-1171

Figure 4. Groundwater Elevation Contours 4/18/02

DATE February 3, 1998	DRAWN BY R.T.R.	REVISIONS BY	DATE	PROJECT NO. 4266
SCALE 0 15' 30'	CHECKED BY P. N. S.			SHEET NO. ONE

Geneva Street



LEGEND	
	Utility Pole
	Preliminary Soil Boring
	Soil Boring
	Monitoring Well

W. H. PUGH OIL COMPANY

Pharmacy Station
3 East Geneva Street
Elkhorn, WI 53121

Engineer

K. SINGH & ASSOCIATES, INC.

Engineers & Environmental Management Consultants

1135 Legion Drive, Elm Grove, Wisconsin 53122, (414) 821-1171

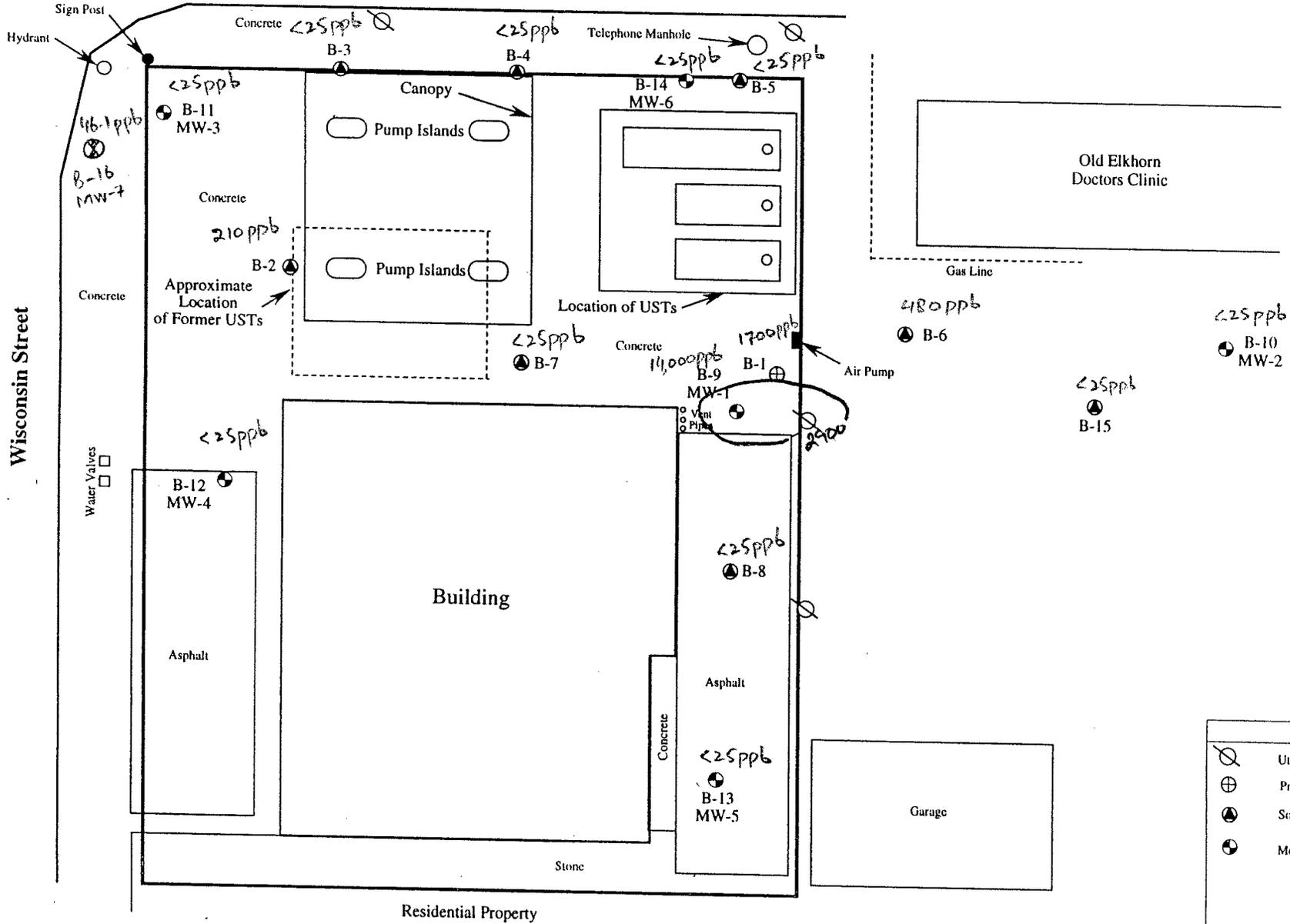
Benzene Plume Map for Soil

DRAWN BY	REVISIONS BY	DATE	PROJECT NO.
R.T.R.			4266
CHECKED BY			SHEET NO.
P. N. S.			ONE

SCALE

0 15' 30'

Geneva Street



LEGEND	
	Utility Pole
	Preliminary Soil Boring
	Soil Boring
	Monitoring Well

W. H. PUGH OIL COMPANY

Pharmacy Station
3 East Geneva Street
Elkhorn, WI 53121

Engineer

K. SINGH & ASSOCIATES, INC.

Engineers & Environmental Management Consultants
1135 Legion Drive, Elm Grove, Wisconsin 53122, (414) 821-1171

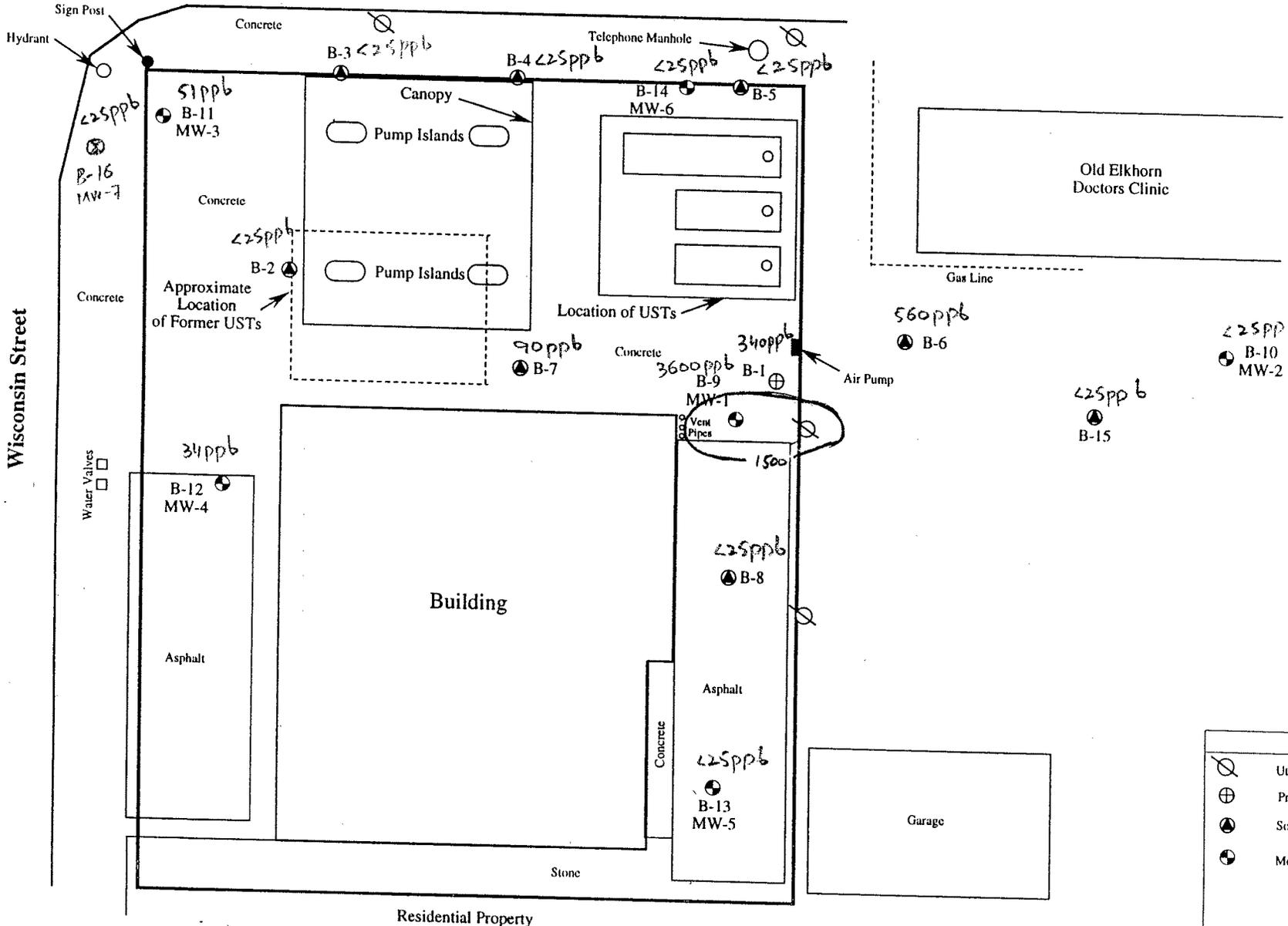
Ethylbenzene Plume Map for Soil

	DRAWN BY	REVISIONS BY	DATE	PROJECT NO.
	R.T.R.			
	CHECKED BY			4266
	P. N. S.			SHEET NO.
				ONE

SCALE

0 15' 30'

Geneva Street



LEGEND	
	Utility Pole
	Preliminary Soil Boring
	Soil Boring
	Monitoring Well

W. H. PUGH OIL COMPANY

Pharmacy Station
3 East Geneva Street
Elkhorn, WI 53121

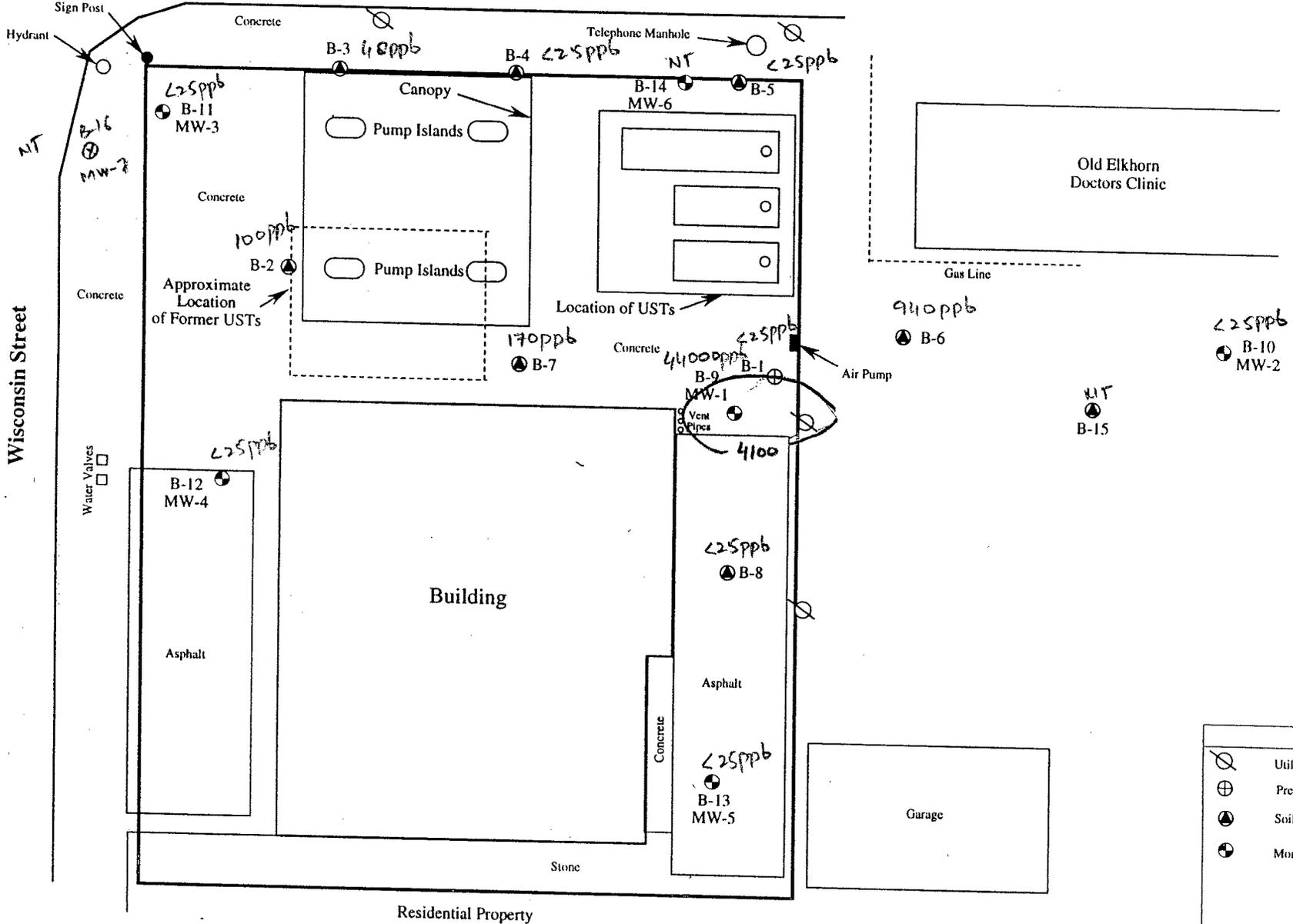
Engineer

K. SINGH & ASSOCIATES, INC.
Engineers & Environmental Management Consultants
1135 Legion Drive, Elm Grove, Wisconsin 53122, (414) 821-1171

Toluene Plume Map for Soil

SCALE 0 15' 30'	DRAWN BY R.T.R.	REVISIONS BY	DATE	PROJECT NO. 4266
	CHECKED BY P. N. S.			SHEET NO. ONE

Geneva Street



LEGEND	
	Utility Pole
	Preliminary Soil Boring
	Soil Boring
	Monitoring Well

W. H. PUGH OIL COMPANY

Pharmacy Station
3 East Geneva Street
Elkhorn, WI 53121

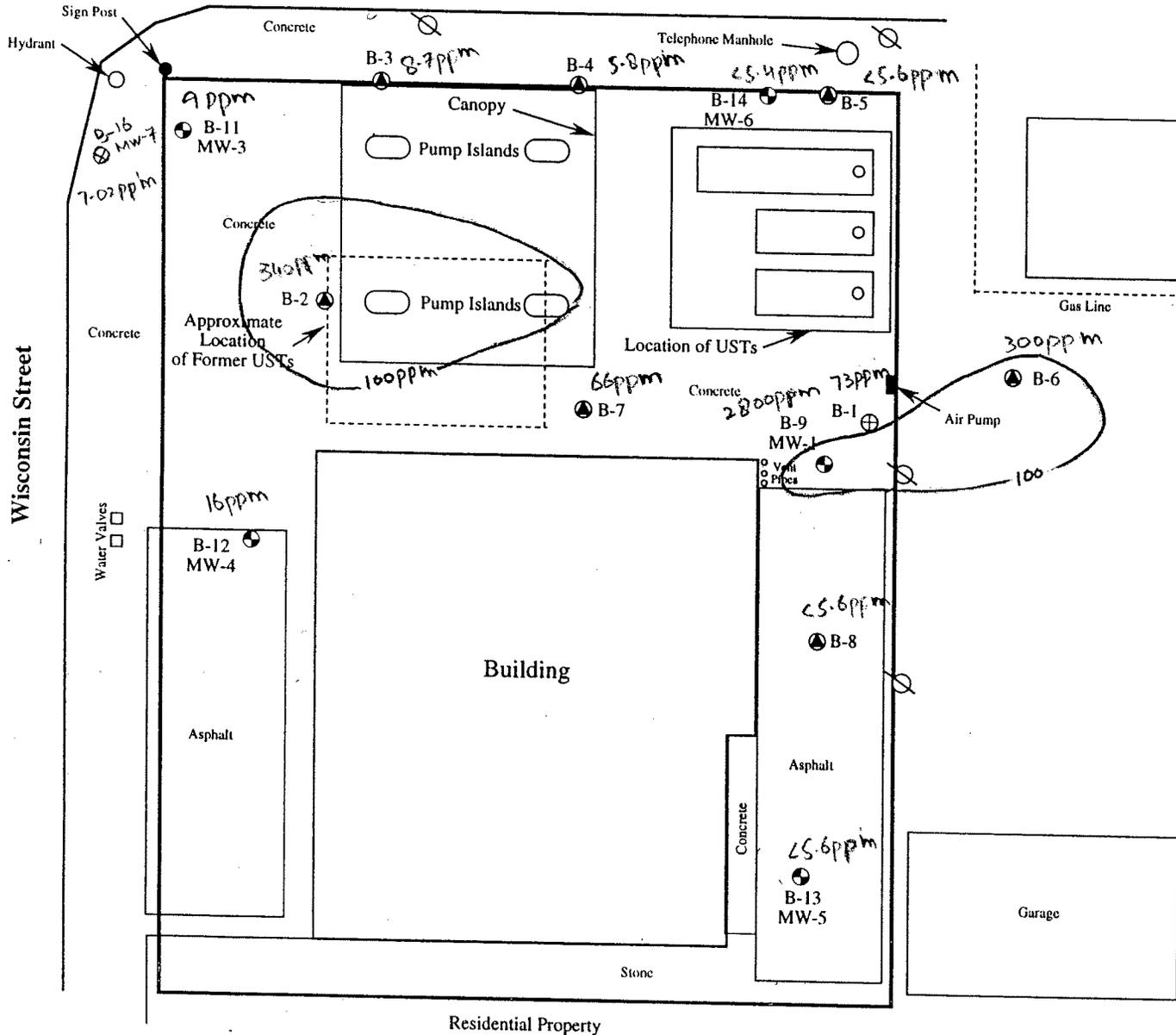
Engineer

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Engineers & Environmental Management Consultants
1135 Legion Drive, Elm Grove, Wisconsin 53122, (414) 821-1171

Total xylene Plume Map for soil

SCALE 0 15' 30'	DRAWN BY R.T.R.	REVISIONS BY	DATE	PROJECT NO. 4266
	CHECKED BY P. N. S.			SHEET NO. ONE

Geneva Street



Wisconsin Street

LEGEND	
	Utility Pole
	Preliminary Soil Boring
	Soil Boring
	Monitoring Well

W. H. PUGH OIL COMPANY

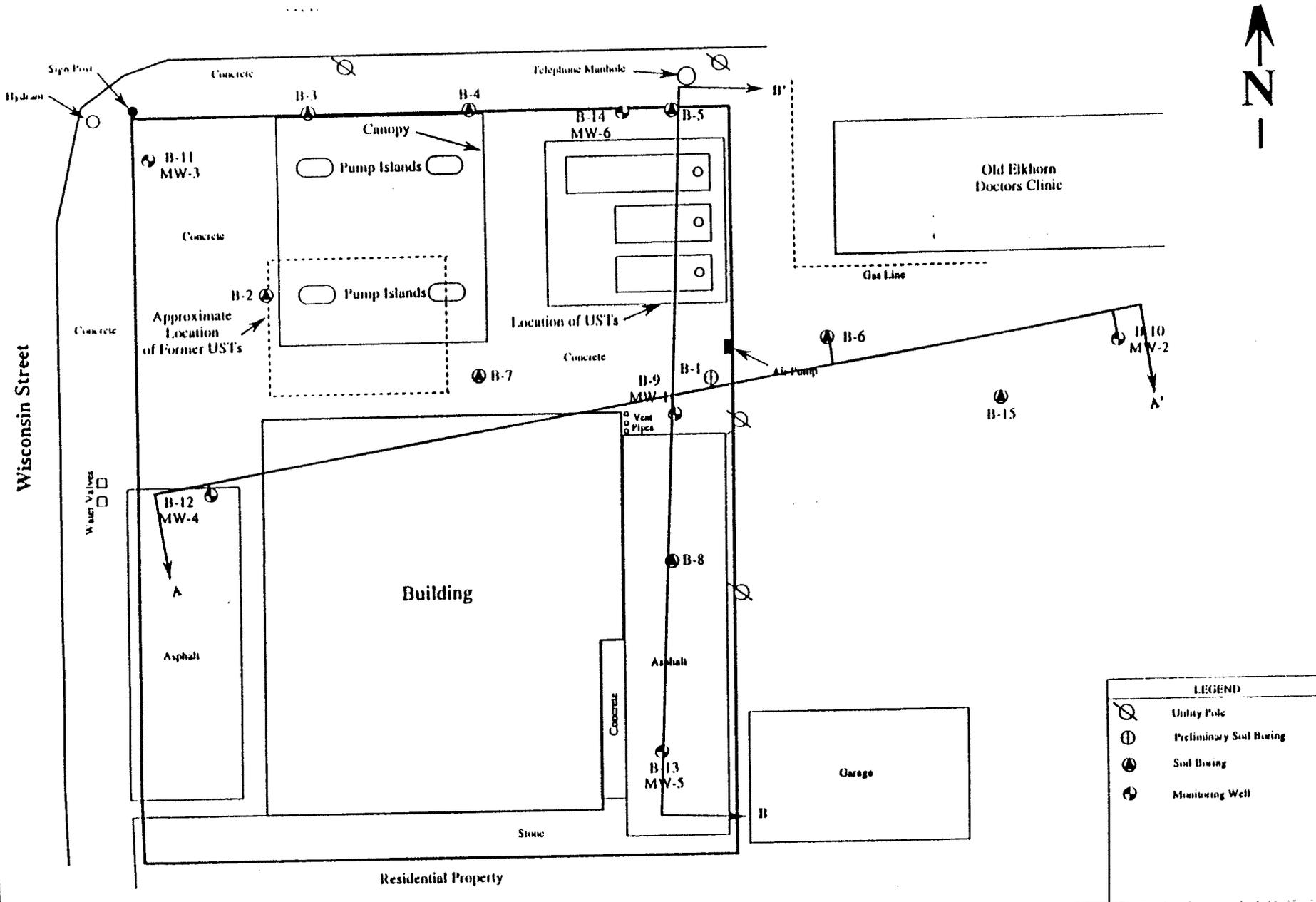
Pharmacy Station
3 East Geneva Street
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K. SINGH & ASSOCIATES, INC.
Engineers & Environmental Management Consultants
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GRO Plume Map for Soil

<p>SCALE</p>	DRAWN BY	REVISIONS BY	DATE	PROJECT NO.
	R.T.R.			4266
	CHECKED BY			SHEET NO.
	P. N. S.			ONE



LEGEND

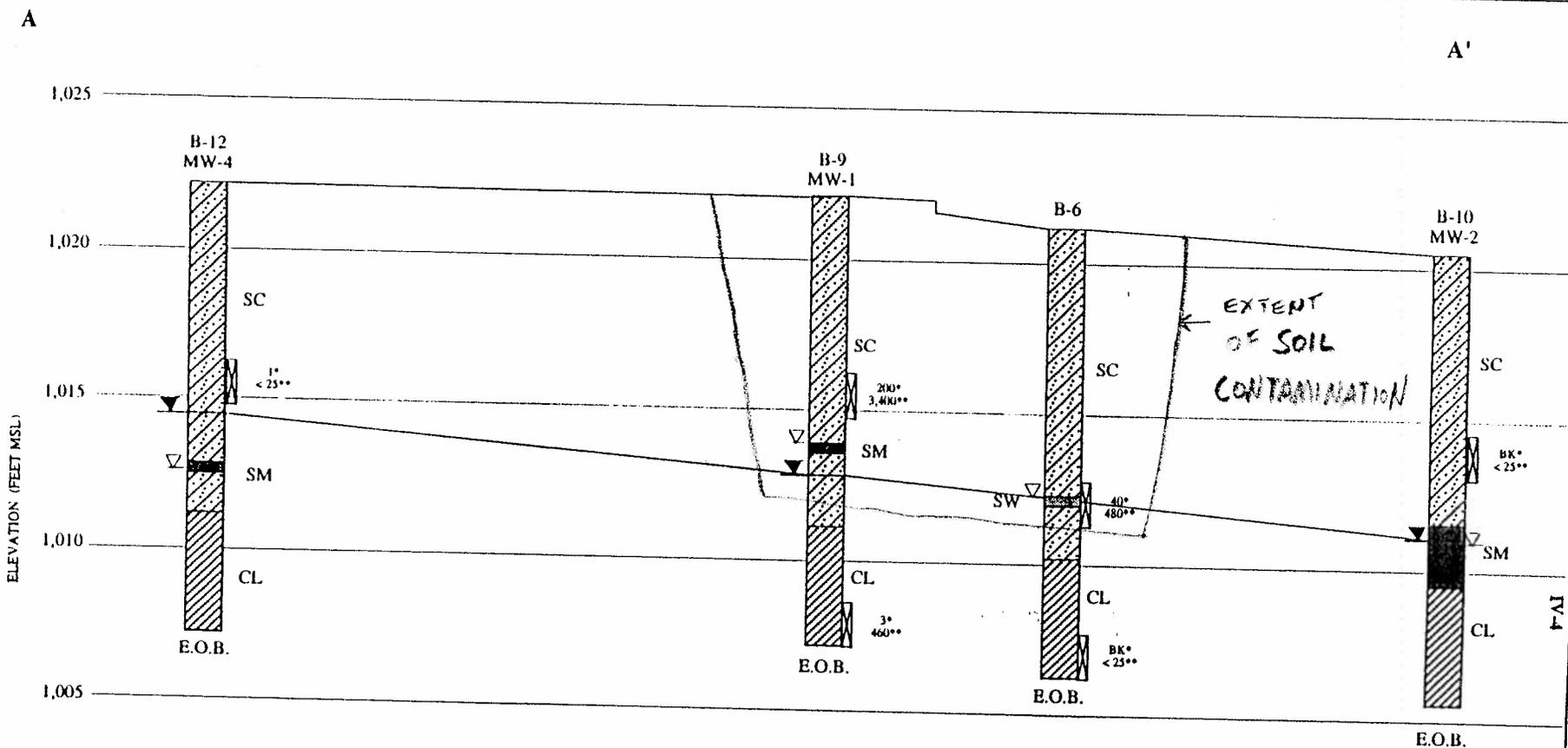
- Utility Pole
- Preliminary Soil Boring
- Soil Boring
- Monitoring Well

W. H. PUGIE OIL COMPANY
 Pharmacy Station
 3 East Geneva Street
 Elkhorn, WI 53121

Engineer
K. SINGH & ASSOCIATES, INC.
 Engineers & Environmental Management Consultants
 1135 Legion Drive, Elm Grove, Wisconsin 53122, (414) 821-1171

Figure 4.1: Locations of Geologic Sections

DATE February 3, 1998	DRAWN BY R.T.R.	REVISIONS BY	DATE	PROJECT NO 4766
SCALE 0 15' 30'	CHECKED BY P.N.S.			SHEET NO. ONE



LEGEND	
	SW = Well Graded Sands
	SC = Clayey Sands
	SM = Silty Sands and Silty Sands with Gravel
	CL = Silty Clay / Sandy Clay
	= Depth to Water in Soil Boring
	= Depth to Water in Monitoring Well
°	= HNU Readings (ppm)
**	= Benzene Concentrations (ppb)

W. H. PUGH OIL COMPANY

PHARMACY STATION
3 EAST GENEVA STREET
ELKHORN, WISCONSIN 53121

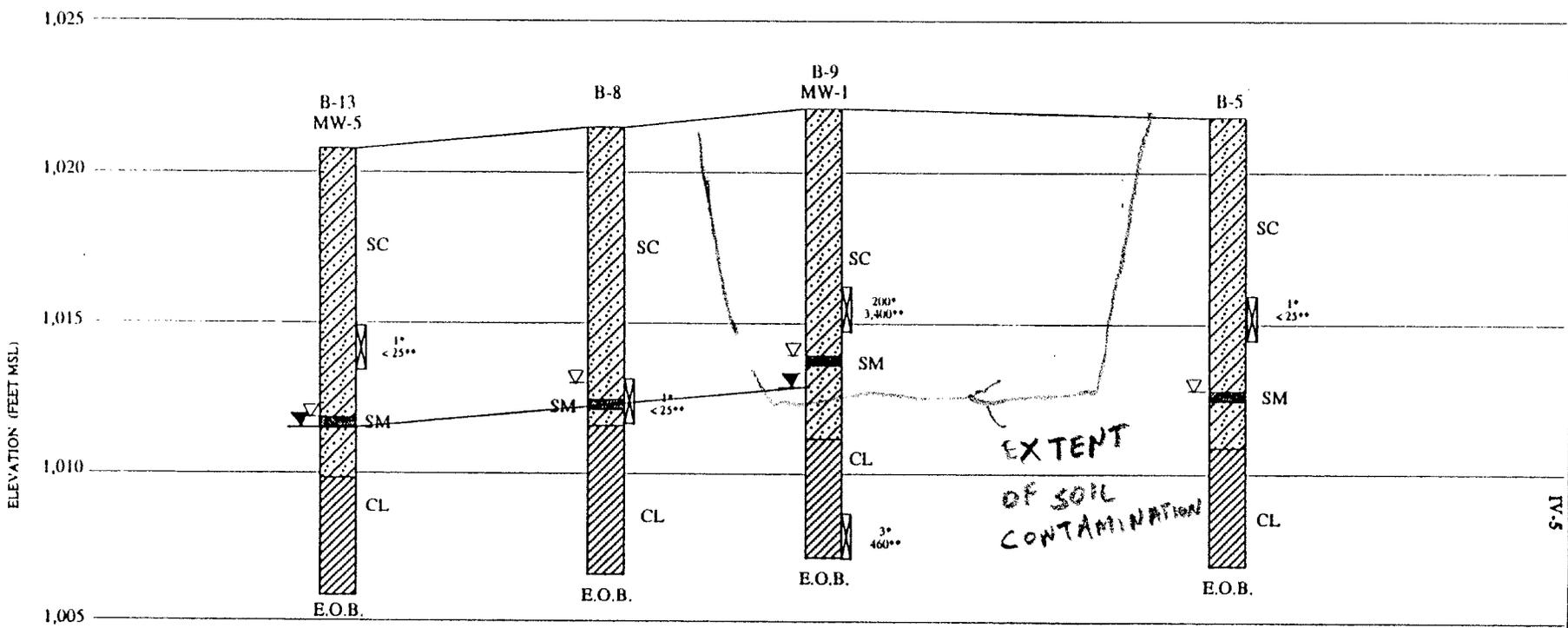
ENGINEER
K. SINGH & ASSOCIATES, INC.,
ENGINEERS & ENVIRONMENTAL MANAGEMENT CONSULTANTS
1135 LEGION DRIVE, ELM GROVE, WISCONSIN 53122, (414) 821-1171

Figure 4.2: Geologic Section "A-A"

DATE	DRAWN BY	REVISIONS BY	DATE	PROJECT NO.
February 5, 1998	R.T.R.			4266
SCALE	CHECKED BY			SHEET NO.
				ONE

B

B'



LEGEND	
	SW = Well Graded Sands
	SC = Clayey Sands
	SM = Silty Sands and Silty Sands with Gravel
	CL = Silty Clay / Sandy Clay
	= Depth to Water in Soil Boring
	= Depth to Water in Monitoring Well
*	= HINU Readings (ppm)
**	= Benzene Concentrations (ppb)

W. H. PUGH OIL COMPANY
 PHARMACY STATION
 3 EAST GENEVA STREET
 ELKHORN, WISCONSIN 53121

ENGINEER
K. SINGH & ASSOCIATES, INC.,
 ENGINEERS & ENVIRONMENTAL MANAGEMENT CONSULTANTS
 1135 LIGION DRIVE, ELM GROVE, WISCONSIN 53122, (414) 821-1171

Figure 4.3: Geologic Section "B-B"

DATE	DRAWN BY	REVISIONS BY	DATE	PROJECT NO.
February 5, 1998	R.T.R.			4266
SCALE	CHECKED BY			SHEET NO.
1" = 15'				ONE

#2030

Certification of Legal Descriptions

Pharmacy Station, 3 East Geneva Street, Elkhorn, Wisconsin

Parcel A: Lot 3 in Block 32 of Rockwells Addition to the Village (now City) of Elkhorn, according to the recorded plat thereof.

Parcel B: The East 7 feet of Lot 2 in Block 32 in the Village, now City of Elkhorn.

Also,

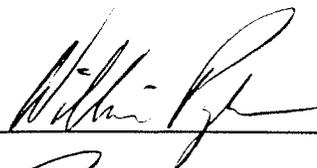
Lot No. 2 in Block No. 32 of the Original Plat of the Village (Now City) of Elkhorn, Walworth County, Wisconsin, excepting and reserving therefrom the E. 7 feet of said lot.

Arrhythmia Center for Southern Wisconsin, 100 South Washington Street, Elkhorn, Wisconsin

- A. Part of Lot 1 in Block 32 of the Original Plat to the City of Elkhorn, described as follows, to-wit: Beginning at the Northeast corner of said Lot 1; thence South along the East line 73.00 feet; thence West parallel to the North line of said Lot 1 to the West line of said Lot 1; thence North along the West line 73.00 feet to the Northwest corner of said lot; thence East along the North line to the place of beginning.
- B. Part of Lot 1 in Block 32 of the Original Plat to the City of Elkhorn and Part of Lot 4 in Block 32 of Rockwell's First Additon to the City of Elkhorn, described as follows, to-wit: Commencint at a point 73 feet South of the Northeast corner of Lot 1 in Block 32 of said Original Plat; thence South along the East line of said Lot 1 Block 32 and along the East line of Lot 4 in Block 32 of Rockwell's First Addition a distance of 20 feet; thence West parallel to the North line of Lot 1 in Block 32 to the West line of said Lot 4 in Block 32 of said Rockwell's First Addition; thence North along the West line of Lot 1 in Block 32 and Lot 4 in Block 32 a distance of 20 feet; thence East to the place of beginning.

I WILLIAM H. PUGH certify that the legal descriptions provided above and on the

attached Warranty Deeds are complete and accurate. The legal descriptions correctly describe the affected parcels currently known as the Pharmacy Station (Tax Parcel Numbers YOP 270, YOP 00270A, & YRW 00057) and the Elkhorn Doctor's Clinic (Tax Parcel Numbers YRW 00058A & YOP 00269), respectively.

Signature 

Title Pres.

Date 5/3/02

**Pharmacy Station
3 East Geneva Street
Elkhorn, WI 53121**

December 3, 2007

Mr. Imran Niazi, M.D
Arrhythmia Center for Southern Wisconsin
100 South Washington Street
Elkhorn, WI 54929

Subject: Notification of Potential Soil Contamination at 100 South Washington Street, Elkhorn, WI from Pharmacy Station, 3 East Geneva Street, Elkhorn, WI. (BRRTS #03-65-181783, PECFA # 53121-1718-03)

Dear Mr. Niazi:

Soil contamination that appears to have originated on the Pharmacy Station located at 3 East Geneva Street, Elkhorn, Wisconsin has the potential to have migrated onto Arrhythmia Center, 100 South Washington Street, Elkhorn, Wisconsin. Based on the soil quality test result the benzene, and GRO concentrations in Soil Boring (B-6) exceeded the clean up goal as set forth in NR 720, Wisconsin Administrative Code. However, the environmental consultants who have investigated this contamination have informed me that the soil plume is stable and will naturally degrade over time. Residual contamination is expected to be remediated through natural attenuation. The Department of Commerce requires that the site be listed on state GIS database to grant a final closure. Final closure means that the Department will not be requiring any further investigation or cleanup action to be taken, other than the reliance on natural attenuation.

Since you are not the responsible party for the potential for the soil contamination on your property, neither you nor any subsequent owner of your property will be held responsible for investigation or cleanup of this soil 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 if access is required. For further information on the requirements of section 292.13, Wisconsin Statutes, you may call 1-800-367-6076 for calls originating in Wisconsin, or 608-264-6020 if you are calling from out of state or within the Madison Area, to obtain a copy of the Department of Natural Resources' publication #RR-589, Fact Sheet 10: Guidance for Dealing with Properties Affected by Off-Site Contamination.

The Wisconsin Department of Natural Resources will not review my closure request for at least 30 days after the date of this letter. As an affected property owner, you have the right to contact the Department to provide any technical information that you may have that closure should not be granted for this site. If you would like to submit any information to the Wisconsin Department of Commerce that is relevant to the closure request, you should mail the information to: Mr. Shawn

Wenzel of the Wisconsin Department of Commerce, 201 W. Washington Ave, 3rd Fl, Madison, Wisconsin 53703.

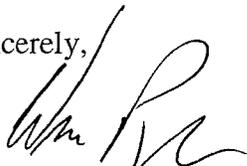
If this case is closed, all properties within the site boundaries where soil contamination exceeds chapter 720 cleanup goal standards will be listed on the Wisconsin Department of Natural Resources' geographic information system (GIS) Registry of Closed Remediation Sites. The information on the GIS Registry includes maps showing the location of properties in Wisconsin where soil contamination above chapter 720 cleanup goals was found at the time the case was closed. The GIS Registry will be available to the general public on the Department of Natural Resources' internet web site. Please review the enclosed legal description of your property, and notify me within the next 30 days if the legal description is incorrect.

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 groundwater 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 Department of Natural Resources 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 Department makes a decision on my closure request, it will be documented in a letter. If the Department grants closure, you may obtain a copy of this letter by requesting a copy from me, by writing to the agency address given above or by accessing the DNR 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 at 1117 N. Main Street, Racine, WI 53402 (262-632-4492), or you may contact Mr. Shawn Wenzel of the Wisconsin Department of Commerce, 201 W. Washington Ave, 3rd Flr, Madison, WI 53703 (608-261-5401).

Sincerely,



William Pugh
W.H. Pugh Oil Company

W. H. PUGH OIL CO.

200 Dodge Street Racine, WI 53402
Phone 262-632-4492 Fax 262-632-1732

“Home Owned and Operated”
Since 1850

May 3, 2002

Mr. Imran Niazi, M.D.
Arrhythmia Center for Southern Wisconsin
100 South Washington Street
Elkhorn, WI 54929

Subject: GIS Registration for Case Closure, Pharmacy Station, 3 East Geneva Street, Elkhorn, Wisconsin
(BRRTS No. 03-65-181783)
(PECFA Claim # 53121-1718-03)

Dear Dr. Niazi:

Groundwater contamination that appears to have originated on the Pharmacy Station property located at 3 East Geneva Street has migrated onto your property located at 100 South Washington Street, Elkhorn, Wisconsin. The concentrations of benzene in groundwater on your property are above the state groundwater enforcement standards found in Chapter 140, Wisconsin Administrative Code. However, the environmental consultants who have investigated this contamination have informed me that the groundwater plume is stable or receding and will naturally degrade over time. I believe that by allowing natural attenuation to complete the cleanup, this site will meet the requirements for case closure that are found in Chapter NR 726 and Chapter NR 746, Wisconsin Administrative Code. Also, I will be requesting that the Department of Commerce accept natural attenuation as the final remedy for this site and grant closure. Closure means that the Department will not be requiring any further investigation or cleanup action to be taken, other than the reliance on natural attenuation.

Since the source of the groundwater contamination is not on your property, neither you 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 if access is required. For further information on the requirements of section 292.13, Wisconsin Statutes, you may call 1-800-367-6076 for calls originating in Wisconsin, or 608-264-6020 if you are calling from out of state or within the Madison Area, to obtain a copy of the Department of Natural Resources' publication #RR-589, Fact Sheet 10: Guidance for Dealing with Properties Affected by Off-Site Contamination.

The Department of Commerce will not review my closure request for at least 30 days after the date of this letter. As an affected property owner, you have the right to contact the Department to provide any technical information that you may have that closure should not be granted for this site. If you would like to submit any information to the Department of Commerce that is relevant to the closure request, you should mail the information to: Mr. Gregory Michael, Wisconsin Department of Commerce, Environmental & Regulatory Services, Bureau of PECFA, Bureau of PECFA, 101 West Pleasant Street, Suite 100A, Milwaukee, WI 53212.

If this case is closed, all properties within the site boundaries where groundwater contamination exceeds chapter 140 groundwater enforcement standards will be listed on the Wisconsin Department of Natural Resources' 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 chapter 140 enforcement standards was found at the time the case was closed. The GIS Registry will be available to the general public on the Department of Natural Resources' internet web site. Please review the enclosed legal description of your property, and notify me within the next 30 days if the legal description is incorrect.

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 groundwater contamination. Any well driller who proposes to construct a well on your property in the future will first need to contact the Drinking Water program within the Department of Natural Resources because 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 Department makes a decision on my closure request, it will be documented in a letter. If the Department grants closure, you may obtain a copy of this letter by requesting a copy from me, by writing to the agency address given above or by accessing the DNR 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 at 200 Dodge Street, Racine, WI 53402 (262-632-4492), or you may contact Gregory Michael of the Wisconsin Department of Commerce, Environmental & Regulatory Services, Bureau of PECFA, 101 West Pleasant Street, Suite 100A, Milwaukee, WI 53212 (414-220-5375).

Sincerely,

William Pugh
W. H. Pugh Oil Company

Enclosure: Legal Description (100 South Washington Street, Elkhorn, WI)

395033

STATE BAR OF WISCONSIN FORM 1 - 1982
WARRANTY DEED

VOL. 658 PAGE 559

DOCUMENT NO.

RECORDED IN VOL. 658

PAGE 559

1998 OCT 5 PM 3 42

COURT CLERK
REGISTER OF DEEDS
WALWORTH COUNTY, WI

This Deed, made between Edward E. Carlson, M.D. and David C. Thies, M.D.

Grantor,
and Imran K. Niazi and Michalene C. Niazi

Witnesseth, That the said Grantor, for a valuable consideration

conveys to Grantee the following described real estate in Walworth County, State of Wisconsin:

A. Part of Lot 1 in Block 32 of the Original Plat to the City of Elkhorn, described as follows, to-wit: Beginning at the Northeast corner of said Lot 1; thence South along the East line 73.00 feet; thence West parallel to the North line of said Lot 1 to the West line of said Lot 1; thence North along the West line 73.00 feet to the Northwest corner of said lot; thence East along the North line to the place of beginning.

B. Part of Lot 1 in Block 32 of the Original Plat to the City of Elkhorn and part of Lot 4 in Block 32 of Rockwell's First Addition to the City of Elkhorn, described as follows, to-wit: Commencing at a point 73 feet South of the Northeast corner of Lot 1 in Block 32 of said Original Plat; thence South along the East line of said Lot 1 Block 32 and along the East line of Lot 4 in Block 32 of Rockwell's First Addition a distance of 20 feet; thence West parallel to the North line of Lot 1 in Block 32 to the West line of said Lot 4 in Block 32 of said Rockwell's First Addition; thence North along the West line of Lot 1 in Block 32 and Lot 4 in Block 32 a distance of 20 feet; thence East to the place of beginning.

This is not homestead property.

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

warrants that the title is good, indefeasible in fee simple and free and clear of encumbrances except municipal and zoning ordinances, easements, restrictions, covenants, rights-of-way of record, if any, defects which would be revealed by survey, and general taxes for the year of closing

and will warrant and defend the same.

Dated this 28th day of September, 1998.

Signature lines for Grantors: Edward E. Carlson, M.D. and David C. Thies, M.D.

AUTHENTICATION
TRANSFER \$ 489.00
FEE

ACKNOWLEDGMENT
State of Wisconsin. } ss
Personally came before me this _____ day of _____, 19____, the above named

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

THIS INSTRUMENT WAS DRAFTED BY
Attorney Randall G. Leece SBN: 01017862
LEECE & PHILLIPS, S.C.
6 West Street, PO Box 710, Elkhorn, WI 53121
(Signatures may be authenticated or acknowledged, both are not necessary.)

to me known to be the person who executed the foregoing instrument and acknowledge the same.
Notary Public, _____ County, Wis.
My commission is permanent (If not, state expiration date: _____, 19____)
My Commission Expires March 19, 2000

STATE BAR OF WISCONSIN Form No. 1 - 1982
Wisconsin Legal Blank Co. Inc.

I hereby certify that I have on this 6th day of October, 1998 microphotographed the above document in accordance with standards established by Sec. 228.03 (1) of Statutes and with established procedures, _____, Camera Operator

Handwritten signature of camera operator.



K. SINGH & ASSOCIATES, INC.

Engineers, Scientists and Environmental Management Consultants

December 3, 2007

Mr. Terry Weter
City of Elkhorn
Department of Public Works
9 South Broad Street
Elkhorn, WI 53121

Project # 4266

Subject: Notification of Potential Soil Contamination into the right-of-way of South Wisconsin Street, Elkhorn, WI from Pharmacy Station, 3 East Geneva Street, Elkhorn, WI. (BRRTS #03-65-181783, PECFA # 53121-1718-03)

Dear Mr. Weter:

Soil contamination that appears to have originated on the Pharmacy Station located at 3 East Geneva Street, Elkhorn, Wisconsin has the potential to have migrated into right-of-way of South Wisconsin Street, Elkhorn, Wisconsin. Based on the soil quality test result the benzene concentrations in Soil Boring (B-16) exceeded the cleanup goals standards as set forth in NR 720, Wisconsin Administrative Code. However, we have assessed that the soil plume will naturally degrade over time. Residual contamination is expected to be remediated through natural attenuation. The Department of Commerce requires that the site be listed on state GIS database to grant a final closure. Final closure means that the Department will not be requiring any further investigation or cleanup action to be taken, other than the reliance on natural attenuation.

Since you are not the responsible party for the potential for the soil contamination on your property, neither you nor any subsequent owner of your property will be held responsible for investigation or cleanup of this soil 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 if access is required. For further information on the requirements of section 292.13, Wisconsin Statutes, you may call 1-800-367-6076 for calls originating in Wisconsin, or 608-264-6020 if you are calling from out of state or within the Madison Area, to obtain a copy of the Department of Natural Resources' publication #RR-589, Fact Sheet 10: Guidance for Dealing with Properties Affected by Off-Site Contamination.

The Wisconsin Department of Natural Resources will not review my closure request for at least 30 days after the date of this letter. As an affected property owner, you have the right to contact the Department to provide any technical information that you may have that closure should not be granted for this site. If you would like to submit any information to the Wisconsin Department of Commerce that is relevant to the closure request, you should mail the information to: Mr. Shawn Wenzel of the Wisconsin Department of Commerce, 201 W. Washington Ave, 3rd Fl, Madison, Wisconsin 53703.

If this case is closed, all properties within the site boundaries where soil contamination exceeds chapter 720 soil cleanup goals standards will be listed on the Wisconsin Department of Natural Resources' 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 soil contamination above chapter 140 enforcement standards was found at the time the case was closed. The GIS Registry will be available to the general public on the Department of Natural Resources' internet web site. Please review the enclosed legal description of your property, and notify me within the next 30 days if the legal description is incorrect.

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 groundwater 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 Department of Natural Resources 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 Department makes a decision on my closure request, it will be documented in a letter. If the Department grants closure, you may obtain a copy of this letter by requesting a copy from me, by writing to the agency address given above or by accessing the DNR 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.

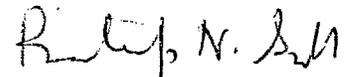
If you need more information, you may contact me at 1117 N. Main Street, Racine, WI 53402 (262-632-4492), or you may contact Mr. Shawn Wenzel of the Wisconsin Department of Commerce, 201 W. Washington Ave, 3rd Flr, Madison, WI 53703 (608-261-5401).

Sincerely,

K. SINGH & ASSOCIATES, INC.



Muhammad Adil, M.S.
Staff Engineer



Pratap N. Singh, Ph.D., P.E.
Project Manager

c.c: William H. Pugh, W.H. Pugh Oil Co, 1117 N. Main St, Racine, WI 53402.

W. H. PUGH OIL CO.

200 Dodge Street Racine, WI 53402
Phone 262-632-4492 Fax 262-632-1732

“Home Owned and Operated”
Since 1850

May 3, 2002

Mr. Terry Weter
City of Elkhorn
Department of Public Works
9 South Broad Street
Elkhorn, WI 53121

Subject: GIS Registration for Case Closure, Pharmacy Station, 3 East Geneva Street, Elkhorn, Wisconsin
(BRRTS No. 03-65-181783)
(PECFA Claim # 53121-1718-03)

Dear Mr. Weter:

Groundwater contamination that appears to have originated on the Pharmacy Station property located at 3 East Geneva Street has migrated to the northwest into the right-of-way of South Wisconsin Street. The concentrations of benzene in groundwater in the right-of-way are above the state groundwater enforcement standards found in Chapter 140, Wisconsin Administrative Code. However, the environmental consultants who have investigated this contamination have informed me that the groundwater plume is stable or receding and will naturally degrade over time. I believe that by allowing natural attenuation to complete the cleanup, this site will meet the requirements for case closure that are found in Chapter NR 726 and Chapter NR 746, Wisconsin Administrative Code. Also, I will be requesting that the Department of Commerce accept natural attenuation as the final remedy for this site and grant closure. Closure means that the Department will not be requiring any further investigation or cleanup action to be taken, other than the reliance on natural attenuation.

Since the source of the groundwater contamination is not on the City of Elkhorn's property, the City of Elkhorn will not be held responsible for investigation or cleanup of this groundwater contamination, as long as the City of Elkhorn complies with the requirements of section 292.13, Wisconsin Statutes, including allowing access to the property for environmental investigation or cleanup if access is required. For further information on the requirements of section 292.13, Wisconsin Statutes, you may call 1-800-367-6076 for calls originating in Wisconsin, or 608-264-6020 if you are calling from out of state or within the Madison Area, to obtain a copy of the Department of Natural Resources' publication #RR-589, Fact Sheet 10: Guidance for Dealing with Properties Affected by Off-Site Contamination.

The Department of Commerce will not review my closure request for at least 30 days after the date of this letter. As an affected property owner, you have the right to contact the Department to provide any technical information that you may have that closure should not be granted for this site. If you would like to submit any information to the Department of Commerce that is relevant to the closure request, you should mail the information to: Mr. Gregory Michael, Wisconsin Department of Commerce, Environmental & Regulatory Services, Bureau of PECFA, Bureau of PECFA, 101 West Pleasant Street, Suite 100A, Milwaukee, WI 53212.

If this case is closed, all properties within the site boundaries where groundwater contamination exceeds chapter 140 groundwater enforcement standards will be listed on the Wisconsin Department of Natural Resources' 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 chapter 140 enforcement standards was found at the time the case was closed. The GIS Registry will be available to the general public on the Department of Natural Resources' internet web site.

Once the Department makes a decision on my closure request, it will be documented in a letter. If the Department grants closure, you may obtain a copy of this letter by requesting a copy from me, by writing to the agency address given above or by accessing the DNR 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 at 200 Dodge Street, Racine, WI 53402 (262-632-4492), or you may contact Gregory Michael of the Wisconsin Department of Commerce, Environmental & Regulatory Services, Bureau of PECFA, 101 West Pleasant Street, Suite 100A, Milwaukee, WI 53212 (414-220-5375).

Sincerely,

William Pugh
W. H. Pugh Oil Company