

## GIS REGISTRY INFORMATION

<b>SITE NAME:</b>	Delafield Farm Site			<b>FID #</b>	
<b>BRRTS #:</b>	02-68-226349			(if appropriate):	
<b>COMMERCE #:</b>	53029-9310-83				
<b>CLOSURE DATE:</b>	December 11, 2006				
<b>STREET ADDRESS:</b>	4783 State Rd 83				
<b>CITY:</b>	Hartland				
<b>SOURCE PROPERTY GPS COORDINATES</b> (meters in WTM91 projection):	X =	653149	Y =	293593	
<b>CONTAMINATED MEDIA:</b>	Groundwater	<input type="checkbox"/>	Soil	<input checked="" type="checkbox"/>	Both <input type="checkbox"/>
<b>OFF-SOURCE GW CONTAMINATION &gt;ES:</b>		Yes <input type="checkbox"/>	No	<input checked="" type="checkbox"/>	
<b>• IF YES, STREET ADDRESS:</b>					
<b>• GPS COORDINATES</b> (meters in WTM91 projection):	X =		Y =		
<b>OFF-SOURCE SOIL CONTAMINATION</b> >Generic or Site-Specific RCL (SSRCL):		Yes <input type="checkbox"/>	No	<input checked="" type="checkbox"/>	
<b>• IF YES, STREET ADDRESS 1:</b>					
<b>• GPS COORDINATES</b> (meters in WTM91 projection):	X =		Y =		
<b>CONTAMINATION IN RIGHT OF WAY:</b>	Yes <input type="checkbox"/>	No	<input checked="" type="checkbox"/>		
<b><u>DOCUMENTS NEEDED</u></b>					
Closure Letter, and any conditional closure letter issued or denial letter issued					<input checked="" type="checkbox"/>
Copy of any maintenance plan referenced in the final closure letter					<input type="checkbox"/>
Copy of (soil or land use) deed notice <i>if any required as a condition of closure</i>					<input type="checkbox"/>
Copy of most recent deed, including legal description, for all affected properties					<input checked="" type="checkbox"/>
Certified survey map or relevant portion of the recorded plat map <i>(if referenced in the legal description)</i> for all affected properties					<input type="checkbox"/>
County Parcel ID number, <i>if used for county</i> , for all affected properties					<input checked="" type="checkbox"/>
Location Map that outlines all properties within contaminated site boundaries on USGS topographic map or plat map in sufficient detail to permit the parcels to be located easily. If groundwater standards are exceeded, the map must also include the location of all municipal and potable wells within 1200' of the site.					<input checked="" type="checkbox"/>
Detailed Site Map(s) for all affected properties, showing buildings, roads, property boundaries, contaminant sources, utility lines, monitoring wells and potable wells. This map shall also show the location of all contaminated public streets, highway and railroad rights-of-way in relation to the source property and in relation to the boundaries of groundwater contamination exceeding ch. NR 140 ESs and soil contamination exceeding ch. NR 720 generic or SSRCLs.					<input checked="" type="checkbox"/>
Tables of Latest Groundwater Analytical Results (no shading or cross-hatching)					<input type="checkbox"/>
Tables of Latest Soil Analytical Results (no shading or cross-hatching)					<input checked="" type="checkbox"/>
Isoconcentration map(s), <i>if required for site investigation (SI)</i> . The isoconcentration map should have flow direction and extent of groundwater contamination defined. If not available, include the latest extent of contaminant plume map.					<input type="checkbox"/>
GW: Table of water level elevations, with sampling dates, and free product noted if present					<input type="checkbox"/>
GW: Latest groundwater flow direction/monitoring well location map (should be 2 maps if maximum variation in flow direction is greater than 20 degrees)					<input type="checkbox"/>
SOIL: Latest horizontal extent of contamination exceeding generic or SSRCLs, with one contour					<input checked="" type="checkbox"/>
Geologic cross-sections, <i>if required for SI</i>					<input type="checkbox"/>
RP certified statement that legal descriptions are complete and accurate					<input checked="" type="checkbox"/>
Copies of off-source notification letters (if applicable)					<input type="checkbox"/>
Letter informing ROW owner of residual contamination (if applicable) (public, highway or railroad ROW)					<input type="checkbox"/>



December 11, 2006

Mr. Drew Johnson  
Delafield Investments, LLC  
3500 American Boulevard West, Suite 200  
Bloomington, MN 55431

RE: **Final Closure**

**Commerce # 53029-9310-83 DNR BRRTS # 02-68-226349**  
Delafield Farm Site, 4783 State Road 83, Hartland

Dear Mr. Johnson:

The Wisconsin Department of Commerce (Commerce) has reviewed the request for case closure prepared by your consultant, Sigma Environmental Services, Inc., for the site referenced above. 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.

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 contamination. It is in your best interest to keep all documentation related to the environmental activities that were conducted.

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

Thank you for your efforts to bring this case to closure. If you have any questions, please contact me in writing at the letterhead address or by telephone at (414) 220-5361.

Sincerely,

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

Monica L. Weis  
Senior Hydrogeologist  
Site Review Section

cc: Mr. Timothy Wimmer, Sigma Environmental Services, Inc.

000137 MAR 29 08

State Bar of Wisconsin Form 1-2003  
WARRANTY DEED

Document Name



WC3373535-002

3373535

REGISTER'S OFFICE  
WAUKESHA COUNTY, WI  
RECORDED ON

03-29-2006 9:25 AM

MICHAEL J. HASSLINGER  
REGISTER OF DEEDS

REC. FEE: 6.00  
REC. FEE-CO: 5.00  
REC. FEE-ST: 2.00  
TRAN. FEE: 900.00  
TRAN. FEE-STAT: 3600.00  
PAGES: 2

THIS DEED, made between Jondex Corp., a Wisconsin corporation

("Grantor," whether one or more), and Delafield Investment LLC, a Minnesota limited liability company

("Grantee," whether one or more).

Grantor for a valuable consideration, conveys to Grantee the following described real estate, together with the rents, profits, fixtures and other appurtenant interests, in Waukesha County, State of Wisconsin ("Property") (if more space is needed, please attach addendum):

Recording Area

Name and Return Address

Larry B. Guthrie  
Lindquist & Venum P.L.L.P  
80 South 8<sup>th</sup> Street  
Minneapolis, MN 55402-2205

TRANSFER  
\$4500<sup>00</sup>  
FEE

See attached Exhibit A.

See Attached Exhibit A

Parcel Identification Number (PIN)

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

Grantor warrants that the title to the Property is good, indefeasible, in fee simple and free and clear of encumbrances except: municipal and zoning ordinances and agreements entered under them, recorded easements for the distribution of utility and municipal services, recorded building and use restrictions and covenants, and general taxes levied in 2006.

Dated March 24, 2006

JONDEX CORP.

\_\_\_\_\_  
(SEAL)

Edward H. Kitz (SEAL)

\* \_\_\_\_\_

\* Edward G. Kitz, V.P. + Secretary

\_\_\_\_\_  
(SEAL)

\* \_\_\_\_\_ (SEAL)

SIGNATURE(S) EDWARD G. KITZ

authenticated on 3/24/06

Brad Dattner

TITLE: MEMBER STATE BAR OF WISCONSIN  
(If not, \_\_\_\_\_  
authorized by Wis. Stat. § 706.06 )

THIS INSTRUMENT DRAFTED BY:  
Andre M. Wright  
Whyte Hirschboeck Dudek S.C.

ACKNOWLEDGMENT

STATE OF \_\_\_\_\_ )  
\_\_\_\_\_) ss.  
\_\_\_\_\_ COUNTY )

Personally came before me on \_\_\_\_\_,  
the above-named \_\_\_\_\_

to me known to be the person(s) who executed the foregoing  
instrument and acknowledged the same.

\* \_\_\_\_\_  
Notary Public, State of \_\_\_\_\_  
My commission (is permanent) (expires: \_\_\_\_\_)

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

## Exhibit "A"

Parcel I: Part of the Northeast ¼ of the Northeast ¼ of Section 4, Township 7 North, Range 18 East, bounded and described as follows:

Commencing at the Northeast corner of said ¼ Section; thence South 00°00'51" West along the East line of said ¼ Section 943.14 feet to a point; thence South 89°42'26" West 231.00 feet to the point of beginning of lands to be described; thence continuing South 89°42'26" West 369.23 feet to a point; thence North 00°00'51" East 267.05 feet to a point on the South line of State Trunk Highway "16"; thence North 74°43'09" East along said South line 295.55 feet to a point; thence South 62°54'09" East along said South line 94.51 feet to a point on the West line of State Trunk Highway "83"; thence South 00°00'51" West along said West line 300.00 feet to the point of beginning. Said land being in the City of Delafield, County of Waukesha, State of Wisconsin.

Tax Key No.: DELC 0733.998  
Property Address: N46 W31067 Highway 16

Parcel II: Part of the Northeast ¼, Northwest ¼, Southwest ¼ and Southeast ¼ of the Northeast ¼ of Section 4, Township 7 North, Range 18 East, bounded and described as follows: Commencing at the Northeast corner of said ¼ Section; thence South 00°00'51" West along the East line of said ¼ Section 943.14 feet to a point; thence South 89°42'26" West 272.13 feet to the point of beginning of lands to be described; thence Southeasterly 237.20 feet along the West line of State Trunk Highway "83" and the arc of a curve whose center lies to the East, whose radius is 4024.72 feet and whose chord bears South 05°33'36" East 237.17 feet to a point; thence North 82°45'06" East 75.00 feet to a point; thence Southeasterly 309.32 feet along said West line and the arc of a curve whose center lies to the East, whose radius is 3949.72 feet and whose chord bears South 09°29'31" East 309.24 feet to a point on the North line of Certified Survey Map No. 3676; thence South 89°56'25" West along said North line and the North line of Certified Survey Map No. 4116 a distance of 896.38 feet to a point; thence South 00°00'01" East along the West line of Certified Survey Map No. 4116 a distance of 431.00 feet to a point; thence North 88°30'01" West 172.83 feet to a point; thence North 70°50'56" West 198.03 feet to a point; thence North 47°41'21" West 3.04 feet to a point on the East line of lands described in Document No. 1263494; thence North 00°39'45" East along said East line 332.95 feet to a point; thence North 89°20'15" West along the North line of lands described in Document No. 1263494 and Document No. 1537645 a distance of 303.46 feet to a point on the East line of lands described in Document No. 309728; thence North 00°40'26" East along said East line 526.11 feet to a point on the South line of State Trunk Highway "16"; thence Northeasterly 556.21 feet along said South line and the arc of a curve whose center lies to the North, whose radius is 5829.65 feet and whose chord bears North 71°08'32" East 556.00 feet to a point; thence North 78°09'42" East along said South line 561.24 feet to a point; thence South 00°00'51" West 267.05 feet to a point; thence North 89°42'26" East 328.11 feet to the point of beginning. Said land being in the City of Delafield, County of Waukesha, State of Wisconsin.

Tax Key No.: DELC 0733.990-003

**GIS Registry Packet**  
**Delafield Farm Property**  
**4783 State Rd 83, Hartland, Wisconsin**

**PARCEL IDENTIFICATION NUMBERS**

- Tax Key Number for the Delafield Farm Property located at 4783 State Rd 83, Hartland, Wisconsin:

DELC 0733.998 and DELC 0733.990-003

DRAFTER: ELS

APPROVED:

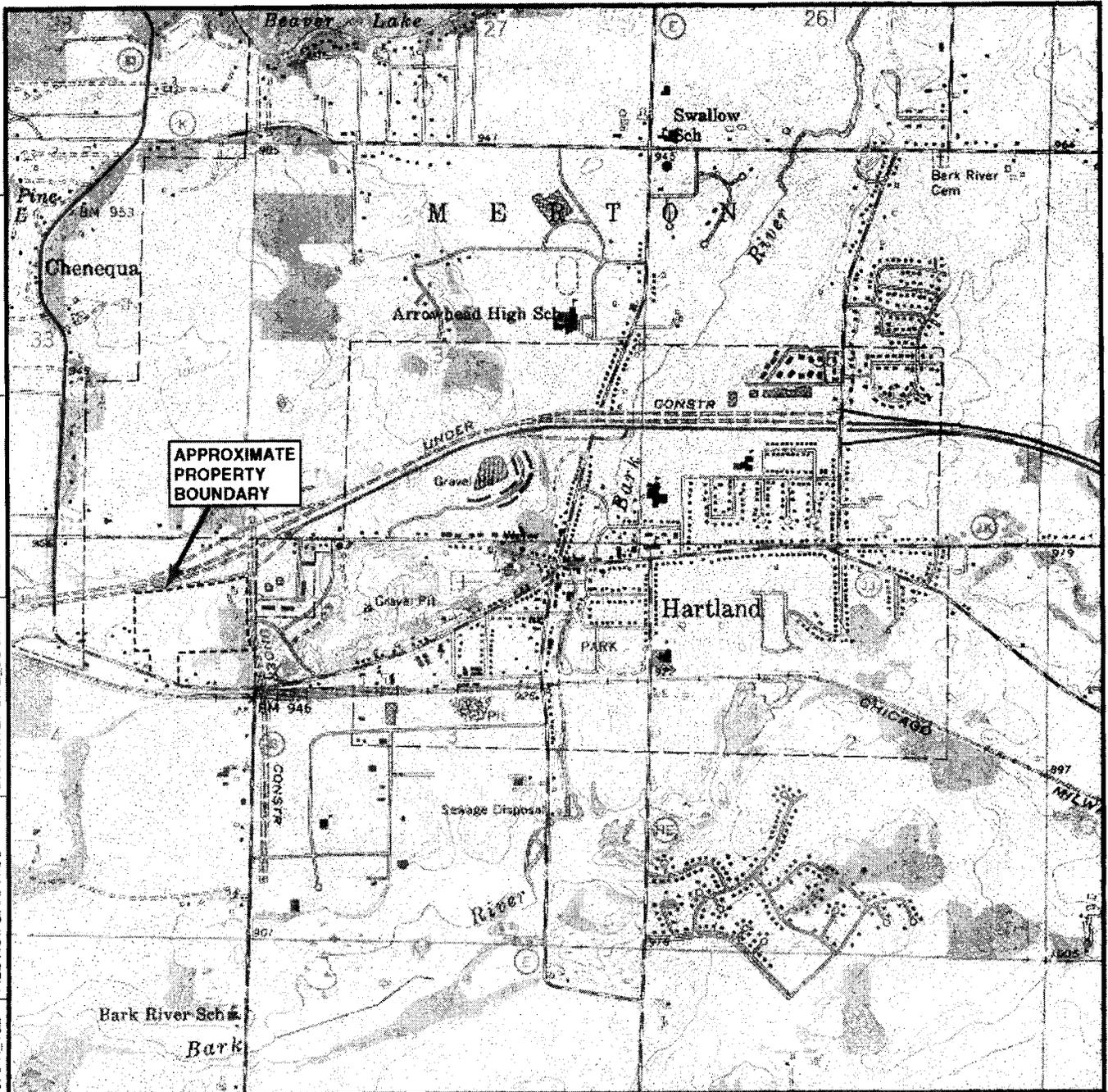
CHECKED: DHKLD

DRAWING: SITE\_LOC.A1

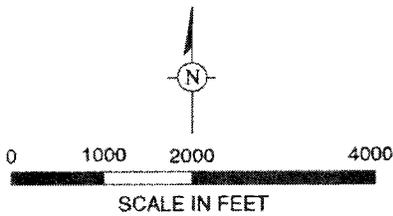
FILE NO.: GRAPHICS

PN: WHYTHFRSWI0737PH\_1&2

DWG DATE: 16JUN89



SOURCE: USGS 7.5 Minute Topographic Map, HARTLAND, WISCONSIN Quadrangle, 1976



  
**ARCADIS**  
 GERAGHTY & MILLER

**SITE LOCATION**

DELAFIELD FARM PROPERTY  
DELAFIELD, WISCONSIN

**FIGURE**

**1**

**LEGEND**

GP-1 GEOPROBE BORING LOCATION

S.T.H. 16



NOT TO SCALE

S.T.H. 83

GP-4	Boring No.	
6-8'	Sample Interval (feet below ground surface)	
B	Benzene	
n-B	n-Butylbenzene	
E	Ethylbenzene	
s-B	Sec-Butylbenzene	
t-B	tert-Butylbenzene	
IT	p-Isopropyl toluene	
n-P	n-Propylbenzene	
1,2,4-T	1,2,4-Trimethylbenzene	
1,3,5-T	1,3,5-Trimethylbenzene	
X	Xylene	
IB	Isopropylbenzene	
GRO	Gasoline Range Organics	
DRO	Diesel Range Organics	
Ba	Barium	
Cr	Chromium	
Pb	Lead	
VOCs	Volatile Organic Compounds	
ND	Not Detected	
44	Detected above Chapter NR 720 Standard	

VOCs are expressed in micrograms per Kilogram

GRO, DRO and metals are expressed in milligrams per Kilogram

GRASS

APPROXIMATE LOCATION OF FORMER UST

FORMER GARAGE STRUCTURES

FORMER FARM HOUSE

GRAVEL

GP-2  
6-8'

n-P	52
1,2,4-T	57
X	86
S-B	110
IB	28
DRO	ND

GP-3  
6-8'

VOC	ND
GRO	ND
DRO	ND

GP-1  
4-6'

X	47
DRO	ND

GP-4  
6-8'

X	46
GRO	ND
DRO	ND
Ba	69
Cr	19
Pb	15

GP-5  
6-8'

VOC	ND
GRO	ND
DRO	ND

GP-6  
8-10'

IT	59
n-P	36
IB	46
Cr	4.4
Pb	5.3
GRO	ND
DRO	ND

GP-9  
2-4' 12-14'

VOC	ND
DRO	ND

GP-12  
6-8'

1,2,4-T	39
X	40

GP-10  
6-8'

VOC	ND
-----	----

GP-7  
6-8'

B	44
n-B	110
E	70
n-P	60
1,2,4-T	170
1,3,5-T	39
X	220
IB	34
Cr	2.2
Pb	3.0
GRO	ND
DRO	ND

GP-11  
6-8'

VOC	ND
-----	----

GP-8  
8-10' 12-14'

VOC	ND
DRO	ND

GP-14  
6-8'

VOC	ND
-----	----

GP-13  
6-8'

VOC	ND
-----	----

**SOIL BORING LOCATIONS**

DELAFIELD FARM PROPERTY  
DELAFIELD, WISCONSIN

FIGURE

2

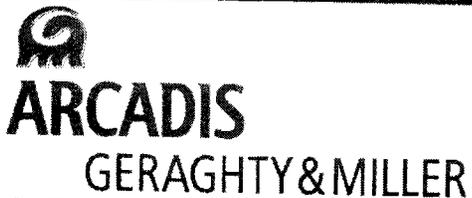


Table 1. Summary of Soil Analytical Results, Delafield Farm Property, Delafield, Wisconsin.

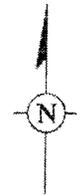
Boring Number	GP-1	GP-2	GP-3	GP-4	GP-5	GP-6	GP-7	GP-8	GP-8	GP-9	GP-9	GP-10	GP-11	GP-12	GP-13	GP-14	NR 720
Sample Depth	4-6	6-8	6-8	6-8	6-8	8-10	6-8	8-10	12-14	2-4	12-14	6-8	6-8	6-8	6-8	6-8	RCLs
<u>Volatile Organic Compounds (µg/kg)</u>																	
Benzene	ND	ND	ND	ND	ND	ND	44	ND	ND	ND	ND	ND	ND	ND	ND	ND	5.5
n-Butylbenzene	ND	ND	ND	ND	ND	ND	110	ND	ND	ND	ND	ND	ND	ND	ND	ND	NL
Ethylbenzene	ND	ND	ND	ND	ND	ND	70	ND	ND	ND	ND	ND	ND	ND	ND	ND	2,900
p-Isopropyltoluene	ND	ND	ND	ND	ND	59	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	NL
n-Propylbenzene	ND	52	ND	ND	ND	39	60	ND	ND	ND	ND	ND	ND	ND	ND	ND	NL
1,2,4-Trimethylbenzene	ND	57	ND	ND	ND	ND	170	ND	ND	ND	ND	ND	ND	39	ND	ND	NL
1,3,5-Trimethylbenzene	ND	ND	ND	ND	ND	ND	39	ND	ND	ND	ND	ND	ND	ND	ND	ND	NL
Xylene	47	86	ND	48	ND	ND	220	ND	ND	ND	ND	ND	ND	40	ND	ND	4,100
Sec-Butylbenzene	ND	110	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	NL
Hexachlorobutadiene	ND	ND	30 Q	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	NL
tert-Butylbenzene	ND	ND	ND	ND	ND	46	ND	ND	ND	ND	ND	ND	ND	ND	ND	ND	NL
Isopropylbenzene	ND	28	ND	ND	ND	ND	34	ND	ND	ND	ND	ND	ND	ND	ND	ND	NL
GRO (mg/kg)	NA	NA	ND	ND	ND	ND	ND	NA	NA	NA	NA	NA	NA	NA	NA	NA	100
DRO (mg/kg)	ND	ND	ND	ND	ND	ND	ND	NA	NA	NA	NA	NA	NA	NA	NA	NA	100
<u>Metals (mg/kg)</u>																	
Barium	NA	NA	NA	69	NA	ND	ND	NA	NA	NA	NA	NA	NA	NA	NA	NA	NL
Chromium	NA	NA	NA	19	NA	4.4	2.2	NA	NA	NA	NA	NA	NA	NA	NA	NA	16,000
Lead	NA	NA	NA	15	NA	5.3	3	NA	NA	NA	NA	NA	NA	NA	NA	NA	50
Mercury	NA	NA	NA	0.051	NA	ND	ND	NA	NA	NA	NA	NA	NA	NA	NA	NA	NL

µg/kg Micrograms per kilogram.  
 mg/kg Milligrams per kilogram.  
 GRO Gasoline Range Organics.  
 DRO Diesel Range Organics.  
 RCL Residual Contaminant Level.  
 ND Not detected.  
 NA Not analyzed.  
 Q Detected at a concentration above the limit of detection but below the limit of quantitation.  
 NL No limit established.  
 Detected at a concentration above the RCL.

LEGEND

GP-1 GEOPROBE BORING LOCATION

S.T.H. 16



NOT TO SCALE

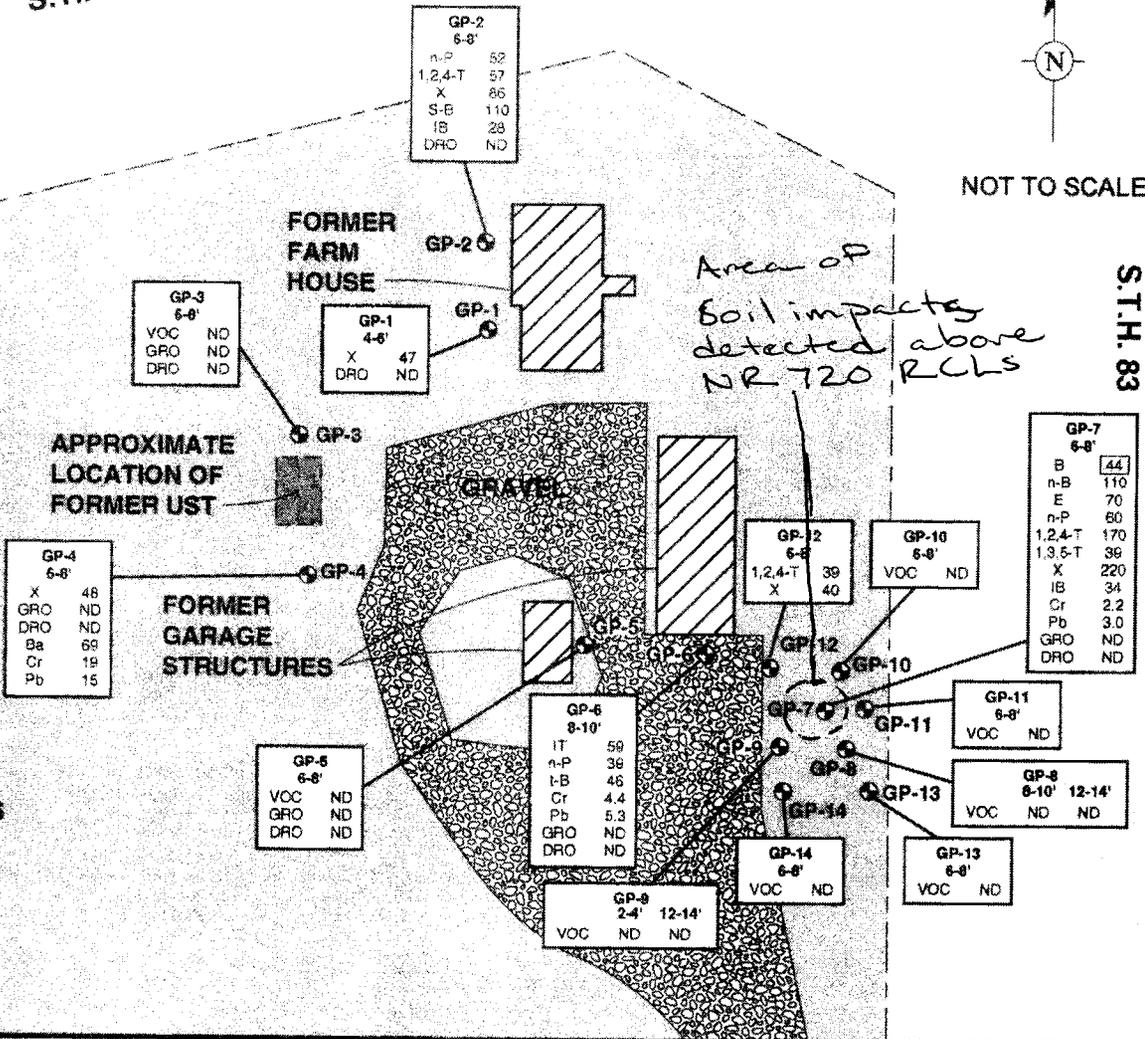
S.T.H. 83

Area of Soil impacts detected above NR 720 RCLs

GP-4	Boring No.	6-8'	Sample Interval (feet below ground surface)
B	Benzene		
n-B	n-Butylbenzene		
E	Ethylbenzene		
s-B	Sec-Butylbenzene		
t-B	tert-Butylbenzene		
IT	p-Isopropyl toluene		
n-P	n-Propylbenzene		
1,2,4-T	1,2,4-Trimethylbenzene		
1,3,5-T	1,3,5-Trimethylbenzene		
X	Xylene		
IB	Isopropylbenzene		
GRO	Gasoline Range Organics		
DRO	Diesel Range Organics		
Ba	Barium		
Cr	Chromium		
Pb	Lead		
VOCs	Volatile Organic Compounds		
ND	Not Detected		
44	Detected above Chapter NR 720 Standard		

VOCs are expressed in micrograms per Kilogram

GRO, DRO and metals are expressed in milligrams per Kilogram



GP-4  
6-8'

X	48
GRO	ND
DRO	ND
Ba	69
Cr	19
Pb	15

GP-1  
4-8'

X	47
DRO	ND

GP-3  
6-8'

VOC	ND
GRO	ND
DRO	ND

GP-2  
6-8'

n-P	52
1,2,4-T	57
X	86
S-B	110
IB	28
DRO	ND

GP-6  
8-10'

IT	59
n-P	39
t-B	46
Cr	4.4
Pb	5.3
GRO	ND
DRO	ND

GP-9  
2-4' 12-14'

VOC	ND
DRO	ND

GP-12  
6-8'

1,2,4-T	39
X	40

GP-10  
6-8'

VOC	ND
-----	----

GP-7  
6-8'

B	44
n-B	110
E	70
n-P	60
1,2,4-T	170
1,3,5-T	39
X	220
IB	34
Cr	2.2
Pb	3.0
GRO	ND
DRO	ND

GP-11  
6-8'

VOC	ND
-----	----

GP-8  
8-10' 12-14'

VOC	ND
DRO	ND

GP-13  
6-8'

VOC	ND
-----	----

GP-14  
6-8'

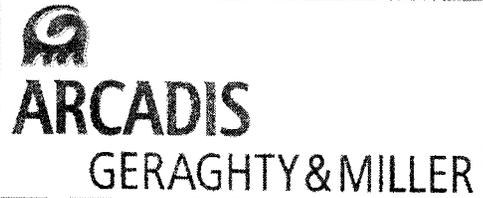
VOC	ND
-----	----

SOIL BORING LOCATIONS

DELAFIELD FARM PROPERTY  
DELAFIELD, WISCONSIN

FIGURE

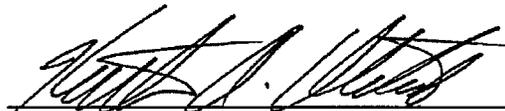
2

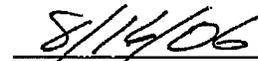


**GIS Registry Packet  
Delafield Farm Property  
4783 State Rd 83, Hartland, Wisconsin**

**STATEMENT BY PROPERTY OWNER**

Delafield Investments, LLC., the current owner of the property located at 4783 State Highway 83, Hartland, Wisconsin, states that the legal description for the impacted property<sup>1</sup> to be listed in the GIS Registry provided to the Wisconsin Department of Commerce in this GIS Registry packet for Wisconsin Department of Natural Resources BRRS # 02-68-226349 and Wisconsin Department of Commerce # 53029-9310-83 is complete and accurate to the best of our knowledge.

  
\_\_\_\_\_  
Signature of Property Owner

  
\_\_\_\_\_  
Date

---

<sup>1</sup> Jondex Corporation, 4783 State Highway 83, Hartland, WI