A WARNING TO THE PARTIES TO A TRANSFER OF PROPERTY: It is highly unlikely that the single act of reading this document would be found to constitute "all appropriate inquiry into the previous ownership and uses of the property" so as to protect you against liability under the "innocent purchaser" provision of the federal Comprehensive Environmental Response, Compensation and Liability Act, 42 U.S.C. 9601(35)(B). You are strongly encouraged not only to read this document but also to

1.

# ENVIRONMENTAL DISCLOSURE DOCUMENT FOR TRANSFER OF REAL PROPERTY

take all other actions necessary to the exercise of due diligence in your inquiry into the previous ownership

and uses of the property.

For Use By County Recorder's Office The following information provided under IC 13-7-22.50 Gallin Responsible Property Law. Page This Document is the property of I. PROPERTY IDENTIFICATION Recorder! Address of property: Route 6 and Penn Overpass Street 96 SEP 30 PH 12: Hobart City or Town Township Tax Parcel Identification No. (Key Number): 21-2-1 Legal Description: 8W Township 36N Section 25 Range Enter or attach complete legal description in this area: Part of the NE 1/4 of the NE 1/4 of Section 25, Township

Part of the NE 1/4 of the NE 1/4 of Section 25, Township 36 North, Range 8 West of the 2nd Principal Meridian in the Town of New Chicago, Lake County, lying Northeast of the right-of-way of the Pittsburg, Fort Wayne and Chicago Railroad.

## LIABILITY DISCLOSURE

Transferors and transferees of real property are advised that their ownership or other control of such property may render them liable for environmental cleanup costs whether or not they caused or contributed to the presence of environmental problems in association with the property.

CKH09995

C	. Property Characteristics:
	Lot SizeAcreage
	Check all types of improvement and uses that pertain to the property:
	Apartment building (6 units or less)
	Commercial apartment (over 6 units)
	Store, Office, commercial building
	x Industrial building
	Farm, with building
	Other (specify)
TT. NAT	TURE OF TRANSFER
+1. NVI	
A	(1) Is this a transfer by deed or other instrument of conveyance of fee title to property?
	This Document is the property of  (2) Is this a transfer by assignment of over 25% of beneficiar interest of a land trust?  x
	(3) A lease exceeding a term of 40x
	(4) A collateral assignment of beneficial interest?
	(5) An installment contract for the sale property?
	(6) A mortgage or trust deed? x
	(7) A lease of any duration that includes an option to purchase?x
:	B. (1) Identify Transferor
	Pinnacle Bank
	Name and Current Address of Transferor
	8400 Louisiana, Merrillville, IN Trust No.
	Name and Address of Trustee if this is a transfer of beneficial interest of a land trust.
	(2) Identify person who has completed form on behalf of the Transferor and who has knowledge of the information contained in this form:
	Steve VanDrunen, Vice President (219) 736-2644
	Name, Position (if any), Telephone No. and address

*!*.

	c.	Identify Transferee:	
		Putch Farms, Inc.	
		Brian Boomsma and Bruce Booms, Name and Current Address of Transferee	Ma
III.	EN/	VIRONMENTAL INFORMATION	
	A.	Regulatory Information During Current Ownership	ip
		1. Has the transferor ever conducted operation property which involved the generations, man processing, transportation, treatment, stephandling of "hazardous substance", as defined 7-8.7-1? This question does not apply to goods stored or handled by a retailer in the and approximate amount, concentration, and they are sold to consumers, unless the retaining or tinting of consumer sized confinishing, refinishing, servicing, or operations on the property.	nufacture, orage, or by IC 13- consumer same form manner as ailer has han paint tainers), cleaning
		This Document is the property of Ve	
		the Lake County Recorder!	
		2. Has the transferor ever conducted operation of property which involved the processing, at handling of petroleum, other than that associated directly with the transferor usage?  Ye	corage, or which was be vehicle
		3. Has the transferon ever conducted operation property which involved the generation, transstorage, treatment, or disposal of "hazardo as defined in IC 13-7-17	sportation, us waste",
		No. WOIANA THE THE PARTY OF THE	о <u>х</u>
		4. Are there any of the following spect (operating or closed) at the property that a were used by the transferor to manage hazardo hazardous substances, or petroleum?	are used or
		Landfill Surface Impoundment	<u>x</u>
		Land Application Waste Pile	<u>x</u>
		Incinerator	<u>x</u>
		Storage Tank (Above Ground) † Storage Tank (Underground)	<u> </u>
		Container Storage Area Injection Wells	<u>x</u>
		Wastewater Treatment Units Septic Tanks	<u>x</u>
		Transfer Stations	<u>x</u>

Waste Recycling Operations
Waste Treatment Detoxification
Other Land Disposal Area

If there are "YES" answers to any of the above items and the transfer of property that requires the filing of this document is other than a mortgage or trust deed or collateral assignment of beneficial interest in a land trust, you must attach to the copies of this document that you file with the county recorder and the department of environmental management a site plan that identifies the location of each unit.

Has the transferor ever held any of the collowing in regard to this real property?	
(A) Permits for discharges of wastewater to waters of Indiana.	Yes X
(B) Permits for emissions to the atmosphere.	Yes No x
(C) Permits for any waste storage, waste treatment, or waste disposal operation.	Yes X
6. Has the transferor ever discharged any wastewater (other than sewage) to a publicly owned treatment works?	Yes
7. Has the transferor been required to take any of the Conformation actions relative to this property?	Yes No _x
This Document is the property of  (A) Filed an emergency and hazardous chemicale inventory form pursuant to the federal Emergency Planning and Community	,
Right-to-Know Act of 1986 (42 U.S.C. 11022).  (B) Filed a toxic chemical release form pursuant to the federal Emergency Planning and Community Right-to-Know Act of 1986 (42 U.S.C. 11023).	Yes X
8. Has the transferor of any facility on the property or the property been the subject of any of the following state or federal governmental actions?  (A) Written notification regarding	f l Yes
known suspected or alleged contamination on or emanating from the property.	No <u>x</u>
(B) Filing an environmental enforcement case with a court or the solid waste management board for which a final orde or consent decree was entered.	No X
(C) If the answer to question (B) was Yes, then indicate whether or not the final order or decree is still i effect for this property.	No
9. Environmental Releases During Tra Ownership.	nsferor's

federal laws?

(A) Has any situation occurred at this site which resulted in a reportable "release" of any hazardous substances or petroleum as required under state of

Yes \_

(B) Have any hazardous substances or petroleum which were released come into direct contact with the ground at this site?  If the answer to question (A) or question (B) is Yes, have any of the following actions or events been associated with a release on the property?	Yes No <u>x</u>
Use of a cleanup contractor to remove or treat materials including soils, pavement, or other surficial materials?	
Assignment of in-house maintenance staff remove or treat materials including soils, pavement, or other surficial materials?	
Sampling and analysis of soils?  Temporary or more long term monitoring of groundwater at or mean the site?	
The array water well because of the Charles of the This water is the property of the Lake County Recorder!	
Coping with fumes from subsurface storm drains or inside basements?  Signs of substances leaching out of the ground along the base of	
slopes or at other low points on or immediately adjacent to the site?  (C) Is there an environmental defect (as defined in IC 132 7-22.5-1.5) on the	Yes
property that is not reported under question (A) of (B)?  If the answer is yes, describe the environmental defect:	ко <u>х</u> _
CITY I TO THE TOTAL OF THE TOTA	
10. Is the facility currently operating under	Yes
a variance granted by the commissioner of the Indiana department of environmental management?	
11. Has the transferor ever conducted an activity on the site without obtaining a permit from the U.S. Environmental Protection Agency, the commissioner of the department of environmental management, or another administrative agency or authority with responsibility for protection of the environment, when such a permit was required by law?	

If the answer is Yes, describe the activity:	
	,
	•
	-
12. Is there any explanation needed for	r
clarification of any of the above answers or responses?	r
No	_
	-
	rest
Document is	_
Site information Under Other Ownership or Ope	ration
1. Provide Theurichiowing projected for a previous owner or about any entity or whom the transferor contracted for the most the property.  Name: Applewood Farms, Inc.	anagemen
Type of Business poultry processing or property usage	g
THUER'S OF	
2. If the transferor has knowledge, indicate the following existed under prior ow leaseholds granted by the transferor, contracts for management or use of the proper	nerships or othe
WOJANA MILLER	Yes No
Landfill Surface Impoundment	<u>x</u>
Land Application Waste Pile	<del>x</del>
Incinerator Storage Tank (Above Ground)	<u>x</u>
Storage Tank (Underground) Container Storage Area	_xx
Injection Wells Wastewater Treatment Units	<u>x</u>
Septic Tanks Transfer Stations	<u>x</u>
Waste Recycling Operations Waste Treatment Detoxification	<u>x</u>
Other Land Disposal Area	<u>x</u>

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#### IV. CERTIFICATION

Based on my inquiry of those persons directly responsible for gathering the information, I certify that the information submitted is, to the best of my knowledge and belief, true and accurate. A.

Pinnacle Bank

Sterly Drynen

TRANSFEROR (or on behalf of Transferor) By: Steve Van Drunen, V.P.
B. This form was delivered to me with all elements completed on <u>Sept. 24</u> , 1996.
TRANSFEREE (or on behalf of
Transferee Bri Boomsma
COUNTY OF LAKE COUNTY OF LAKE COUNTY OF LAKE
Before me, the undersigned, a Notary Public in and for said County and State withis 24th day of September , 19 96, appeared Steve van Drunen tis the prop and acknowledged the execution of the foregoing distrument ecorder!
Witness my hand and official seal.
R. Brian Woodward NOTARY PUBLIC  My Commission Expires: 08/22/97
County of Residence:  STATE OF INDIANA  ) SS:
COUNTY OF LAKE
Before me, the undersigned, a Notary Public in and for said County and State, this 24th day of September , 19 96, appeared Brian Boomsma and Bruce Boomsma and acknowledged the execution of the foregoing instrument.
Witness my hand and official seal.
R. Brian Woodward NOTARY PUBLIC
MY-Commission Expires: 08/22/97
County of Residence: Lake
This Instrument Prepared By: R. Brian Woodward #2303-45

8935 Broadway, Merrillville, IN 46410

•	oper by countracer the top,
	Lot SizeAcreage
	Check all types of improvement and uses that pertain to the property:
	Apartment building (6 units or less)
	Commercial apartment (over 6 units)
	Store, Office, commercial building
	x Industrial building
	Farm, with building
	Other (specify)
II. NAT	URE OF TRANSFER
A	. (1) Is this a transfer by deed or other instrument of conveyance of fee title to property?
	This Document is the property of this, a transfer by assignment of over 25% of behefferal Theorems of Trust?
	(3) A lease exceeding a term of 40x
	(4) A collateral assignment of beneficial interest?
•	(5) An installment contract for the sale of property?
	(6) A mortgage or trust deed?  (7) A lease of any duration that includes an option to purchase?
10	3. (1) Identify Transferor
L	Pinnacle Bank
	Name and Current Address of Transferor
	8400 Louisiana, Merrillville, IN
	Trust No.  Name and Address of Trustee if this is a transfer obeneficial interest of a land trust.
	(2) Identify person who has completed form on behal of the Transferor and who has knowledge of th information contained in this form:
	Steve VanDrunen, Vice President (219) 736-2644
	Name, Position (if any), Telephone No. and address

Dut	oh Farmo, l	<del>Ino.</del>	
		1 5	

Brian Boomsma and Bruce Toomsma.
Name and Current Address of Transferee

### III. ENVIRONMENTAL INFORMATION

	λ.	Regulatory	Information	During	Current	Ownershi
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1. Has the transferor ever conducted operations on the property which involved the generations, manufacture, processing, transportation, treatment, storage, or handling of "hazardous substance", as defined by IC 13-7-8.7-1? This question does not apply to consumer goods stored or handled by a retailer in the same form and approximate amount, concentration, and manner as they are sold to consumers, unless the retailer has engaged in any commercial mixing (other than paint mixing or tinting of consumers sized containers), finishing, refinishing, servicing or cleaning operations on the property.

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4. Are there any of the following specific units (operating or closed) at the property that are used or were used by the transferor to manage hazardous wastes, hazardous substances, or petroleum?

Yes No

Landfill	x_
Surface Impoundment	<u>x</u>
Land Application	X
Waste Pile	x_
Incinerator	<u>x</u>
Storage Tank (Above Ground) *	<u>x</u>
Storage Tank (Underground)	<u> </u>
Container Storage Area	
Injection Wells	<u></u>
Wastewater Treatment Units	
Septic Tanks	<u>x</u>
Transfer Stations	x
Waste Recycling Operations	X
Waste Treatment Detoxification	X
Other Land Disposal Area	X_
•	

If there are "YES" answers to any of the above items and the transfer of property that requires the filing of this document is other than a mortgage or trust deed or collateral assignment of beneficial interest in a land trust, you must attach to the copies of this document that you file with the county recorder and the department of environmental management a site plan that identifies the location of each unit.

5. Has the transferor ever held any of the following in regard to this real property?

(A) Permits for discharges of wastewater Yes to waters of Indiana.

5. Has the transferor ever held any of t following in regard to this real property? (A) Permits for discharges of wastewat to waters of Indiana.	
(B) Permits for emissions to the atmosphere.	Yes
(C) Permits for any waste storage, was treatment, or waste disposal operation.	
6. Has the transferor ever discharged an wastewater (other than sewage) to a public owned treatment works?	ly No x
7. Has the transferor been required to ta any of the property? Office ingractions are lative this property?	to No v
This Document is the property of Filed an emergency and hazardo chemicanellocation of the property of the prop	ity
Right-to-Know Act of 1986 (42 U.S 11022).  (B) Filed a toxic chemical release for pursuant to the federal Emergency Planning and Community Right-to-Know of 1986 (42 U.S.C. 11023).	orm Yes
8. Has the transferor of any facility on property or the property been the subject any of the following state or feder governmental actions?  (A) Written notification regarding	of
known, suspected or alleged contamination on or emanating from property.	No x
(B) Filing an environmental enforcem case with a court or the solid was management board for which a final or or consent decree was entered.	te No $\frac{1}{x}$
(C) If the answer to question (B) yes, then indicate whether or not final order or decree is still effect for this property.	the No $\overline{}$
must be a marked to the market of the market	

- 9. Environmental Releases During Transferor's Ownership.
  - (A) Has any situation occurred at this Yes site which resulted in a reportable No x "release" of any hazardous substances or petroleum as required under state of federal laws?

remove	f a cleanu s or tra ling soils surficial ma	eat mai	terials	
staff inclu	ment of in-1 remove or iing soils surficial m	treat ma	terials	
Temp mønite near Impai	orary or oring of grant of usage y water with the character of the charact	more lor coundwate It is of an on ell Aback teristics	r at or	
the Lak Coping storm	with fume drains or i	ecorder nside bas	bsurface ements?	
slopes	e ground all or at other or	er low p adjacent	oints on to the	Yes
defined in property the question (A)	IC 13-7-22 at 18 not or (8)?	.5-1.5) reporte	on the	Но
environmenta	defect:			
Is the facil riance grante ana depar gement?	ed by the co	mmission	er of the	И

If the answer is Yes, describe the activity:	
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	•
	-
12. Is there any explanation needed for clarification of any of the above answers or	c c
responses?	
	-
	-
Document is	100
site information under other ownership or open	- ration
1. Prov This Recument is the arronary 18 f.	
previous ownerLake thouttyahycentiety or whom the transferor leased the property whom the transferor contracted for the most of the property.	or wit
Name: Applewood Farms, Inc.	
Type of Business poultry processing	,
or property usage	
2. If the transferor has knowledge, indicate	te whether
the following existed under prior own leaseholds granted by the transferor,	nerships
contracts for management or use of the proper	ty:
	Yes No
Landfill	<u>×</u> _
Surface Impoundment Land Application	<u></u>
Waste Pile Incinerator	<u>X</u> _
Storage Tank (Above Ground) Storage Tank (Underground)	<u>x</u> _
Container Storage Area	_ <del>x</del>
Injection Wells Wastewater Treatment Units	
Habtender Ireabson on-	<u>x</u>
Septic Tanks	<u>x</u> _

#### IV. CERTIFICATION

Based on my inquiry of those persons directly responsible for gathering the information, I certify that the information submitted is, to the best of my knowledge and belief, true and accurate. A.

Pinnacle Bank

<b></b>	Str. Vannum
	ANSFEROR (or on behalf of ansferor) By: Steve Van Drunen, V.P.
	•
B. This form was delivered completed on	d to me with all elements
De	tel-Farms, Inp.
	(Am)
TR	ANSFEREE (or on behalf of ansferee) by: Brian Boomsma
	ansferee By: Bris Boomsma
STATE OF INDIANA	Bank Wa
COUNTY OF LAKE	intentis
NOTO	FFICIAL!
Before me, the undersigned, County and State, This Dozatmed	a Notary Public in and for said aysofieseptembery of 19 96,
appeared Steve Van Drunen execution of the foregoing instr	and acknowledged the
Witness my hand and officia	1 seal.
	100
R.	Brian Woodward NOTARY PUBLIC
My Commission Expires: 08/22	/97
County of Residence: Lake	T D 20
STATE OF INDIANA SS:	SEAL
COUNTY OF LAKE	WOIANAMINE
Before me, the undersigned,	a Notary Public in and for said
County and State, this 24th of appeared Brian Boomsma and Bruce	lay of September , 19 96 , e Boomsma and acknowledged the
execution of the foregoing instr	rument.
Witness my hand and officia	al seal.
and the second s	1612 (1)
	Brian Woodward NOTARY PUBLIC
My Commission Expires: 08/22/	<u> </u>
County of Residence: Lake	
This Instrument Prepared By: R	. Brian Woodward #2303-45

Anderson, Tauber & Woodward, P.C. 8935 Broadway, Merrillville, IN 46410