

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 carefully but also to take all other actions necessary to the exercise of due diligence in your inquiry into the previous ownership and uses of the property.

**ENVIRONMENTAL DISCLOSURE DOCUMENT  
FOR TRANSFER OF REAL PROPERTY**

For Use by County  
Recorder's Office

The following information is provided under IC 13-25-3, the Responsible Property Transfer Law.

County \_\_\_\_\_  
Date \_\_\_\_\_  
Doc. No. \_\_\_\_\_  
Vol. \_\_\_\_\_  
Page \_\_\_\_\_  
Rec'd by: \_\_\_\_\_

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**I. PROPERTY IDENTIFICATION**

A. Address of property: 3475 Michigan Avenue  
Street

East Chicago, Indiana North  
City or Town Township

B. Tax Parcel Identification No. (Key Number): 30-305-13  
Legal Description:

Section \_\_\_\_\_ Township North Range \_\_\_\_\_

Enter or attach complete legal description in this area Lots 14, 15, and 16, Block 70, Indiana Harbor, in the City of East Chicago, as per plat thereof, recorded in Plat Book 5, Page 9, in the Office of the Recorder of Lake County, Indiana

**FILED**

APR 14 1998

SAM ORLICK  
AUDITOR LAKE COUNTY

STATE OF INDIANA  
LAKE COUNTY  
FILED FOR RECORD

**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.

C. Property Characteristics:  
Lot Size 74' x 116' Acreage \_\_\_\_\_

000802

2600  
VA  
#2688

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

Industrial building

Farm, with buildings

Other (specify)

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- |    |  | YES                                 | NO                                  |
|----|--|-------------------------------------|-------------------------------------|
| A. | (1) Is this a transfer by deed or other instrument of conveyance of fee title to property? | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |
|    | (2) Is this a transfer by assignment of over 25% of beneficial interest of a land trust?   | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |
|    | (3) A lease exceeding a term of 40 years?  | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |
|    | (4) A collateral assignment of beneficial interest?  | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |
|    | (5) An installment contract for the sale of property?                                      | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |
|    | (6) A mortgage or trust deed?  | <input checked="" type="checkbox"/> | <input type="checkbox"/>            |
|    | (7) A lease of any duration that includes an option purchase?                              | <input type="checkbox"/>            | <input checked="" type="checkbox"/> |

B. (1) Identify Transferor:

Calumet Concrete & Masonry, Inc.

a. Name and Current Address of Transferor

Calumet Concrete & Masonry, Inc., 4014 Euclid Ave., East Chicago, IN 46312

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 this form on behalf of the Transferor and who has knowledge of the information contained in this form:

Robert J. Velligan, Jr., President, Calumet Concrete & Masonry, Telephone: 219/398-9792  
4014 Euclid Ave., East Chicago, IN 46312

Name, Position (if any), Telephone No. and Address

C. Identify Transferee:

Talvinder Singh

Name and Current Address of Transferee

Talvinder Singh, 393 S. Lake Street, Gary, Indiana 46403

III. ENVIRONMENTAL INFORMATION

A. Regulatory Information During Current Ownership

1. Has the transferor even conducted operations on the property which involved the generation, manufacture, processing, transportation, treatment, storage, or handling of a "hazardous substance", as defined by I.C. 13-11-2-98? 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 consumer sized containers), finishing, refinishing, servicing, or cleaning operations on the property.

Yes     
No   X  

2. Has the transferor ever conducted operations on the property which involved the processing, storage, or handling of petroleum, other than that which was associated directly with the transferor's vehicle usage?

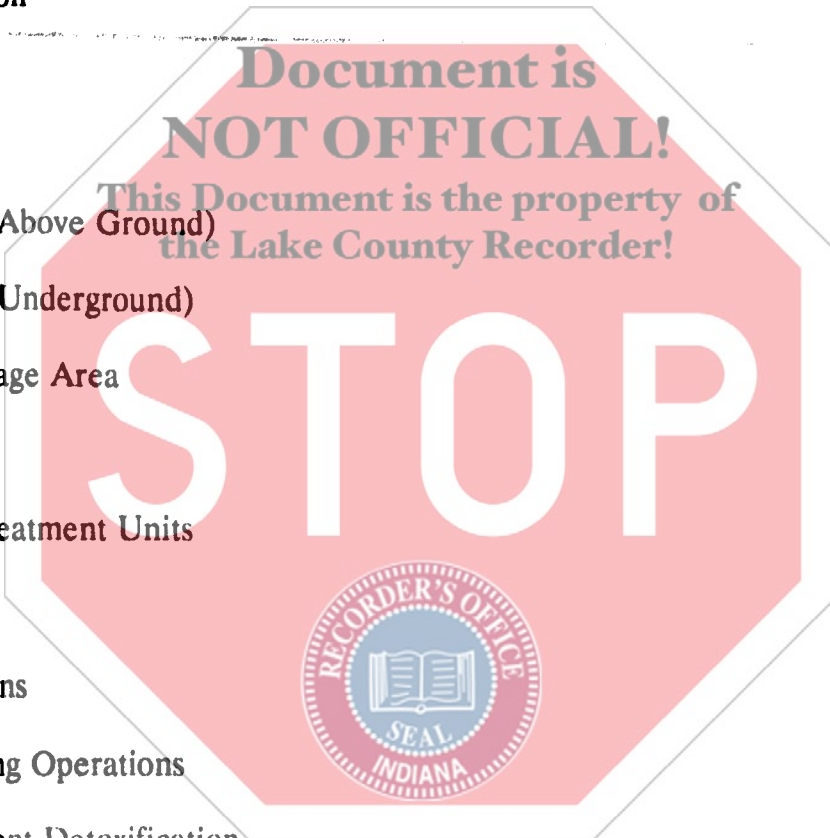
Yes   Y

3. Has the transferor ever conducted operations on the property which involved the generation, transportation, storage, treatment, or disposal of "hazardous waste" (as defined in I.C. 13-11-2-99(a))?

Yes       
No   X  

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                       | - <u>  X  </u> |
| Land Application               | - <u>  X  </u> |
| Waste Pile                     | - <u>  X  </u> |
| Incinerator                    | - <u>  X  </u> |
| Storage Tank (Above Ground)    | - <u>  X  </u> |
| Storage Tank (Underground)     | <u>  X  </u> - |
| Container Storage Area         | - <u>  X  </u> |
| Injection Wells                | - <u>  X  </u> |
| Wastewater Treatment Units     | - <u>  X  </u> |
| Septic Tanks                   | - <u>  X  </u> |
| Transfer Stations              | - <u>  X  </u> |
| Waste Recycling Operations     | - <u>  X  </u> |
| Waste Treatment Detoxification | - <u>  X  </u> |
| Other Land Disposal Area       | - <u>  X  </u> |



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 a 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 to waters of Indiana.

Yes\_   
No

(B) Permits for emissions to the atmosphere.

Yes\_   
No

(C) Permits for any waste storage, waste treatment, or waste disposal operation.

Yes\_   
No

6. Has the transferor ever discharged any wastewater (other than sewage) to a publicly owned treatment works?

Yes\_   
No

7. Has the transferor been required to take any of the following actions relative to this property?

(A) Filed an emergency and hazardous chemical inventory form pursuant to the federal Emergency Planning and Community Right-to-Know Act of 1986 (42 U.S.C. 11022).

Yes   
No

(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\_   
No

8. Has the transferor or any facility on the property or the property been subject of any of the following state or federal governmental actions?

(A) Written notification regarding known, suspected, or alleged contamination on or emanating from the property.

Yes\_   
No

(B) Filing an environmental enforcement case with a court or the solid waste management board for which a final order or consent decree was entered.

Yes\_   
No

9. Environmental Releases During Transferor's Ownership.

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

Yes     
No   X  

(B) Have any hazardous substances or petroleum which were released come into direct contact with the ground at this site?

Yes     
No   X  

If the answer to question (A) or (B) is Yes, have any of the following actions or events been associated with a release on the property?

N/A

Use of a cleanup contractor to remove or treat materials including soils, pavement, or other surficial materials?

Assignment of in-house maintenance staff to 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 near the site?

Impaired usage of an on-site or nearby water well because of offensive characteristics of the water?

Coping of 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 I.C. 13-11-2-70) on the property that is not reported under question (A) or (B)?

Yes     
No   X  

If the answer is Yes, describe the environmental defect:

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10. Is the facility currently operating under a variance granted by the commissioner of the Indiana department of environmental management?

Yes       
No   X  

11. Has the transferor even 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 the protection of the environment, when such a permit was required by law?

Yes       
No   X  

If the answer is Yes, describe the activity:

\_\_\_\_\_

\_\_\_\_\_

12. Is there any explanation needed for clarification of any of the above answers or responses?

  NO  

**B. Site Information Under Other Ownership Or Operation**

1. Provide the following information about the previous owner or about any entity or person to whom the transferor leased the property or with whom the transferor contracted for the management of the property:

Name: Standard Oil (now Amoco)/Danilo Marich

Type of business or property usage Gas station

2. If the transferor has knowledge, indicate whether the following existed under prior ownerships, leaseholds granted by the transferor, other contracts for management.

Yes No

Landfill        X  

Surface Impoundment        X  

Land Application        X  

Waste Pile        X

- Incinerator - X
- Storage Tank (Above Ground) - X
- Storage Tank (Underground) X -
- Container Storage Area - X
- Injection Wells - X
- Wastewater Treatment Units - X
- Septic Tanks - X
- Transfer Stations - X
- Waste Recycling Operations - X
- Waste Treatment Detoxification - X
- Other Land Disposal Area - X



**IV. CERTIFICATION**

A. 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.

Robert J. Velliqua  
 TRANSFEROR (or on behalf of Transferor)



State of Indiana )  
 ) ss:  
 County of Lake )

Subscribed and sworn to before me, a Notary Public, in and for said County and State, this \_\_\_ day of April, 1996.

Carolyn M. Bodor  
 Notary Public

My Commission Expires: 1/26/1999  
 County of Residence: Lake

CAROLYN M. BODOR  
 NOTARY PUBLIC STATE OF INDIANA  
 LAKE COUNTY  
 MY COMMISSION EXP. JAN. 26, 1999



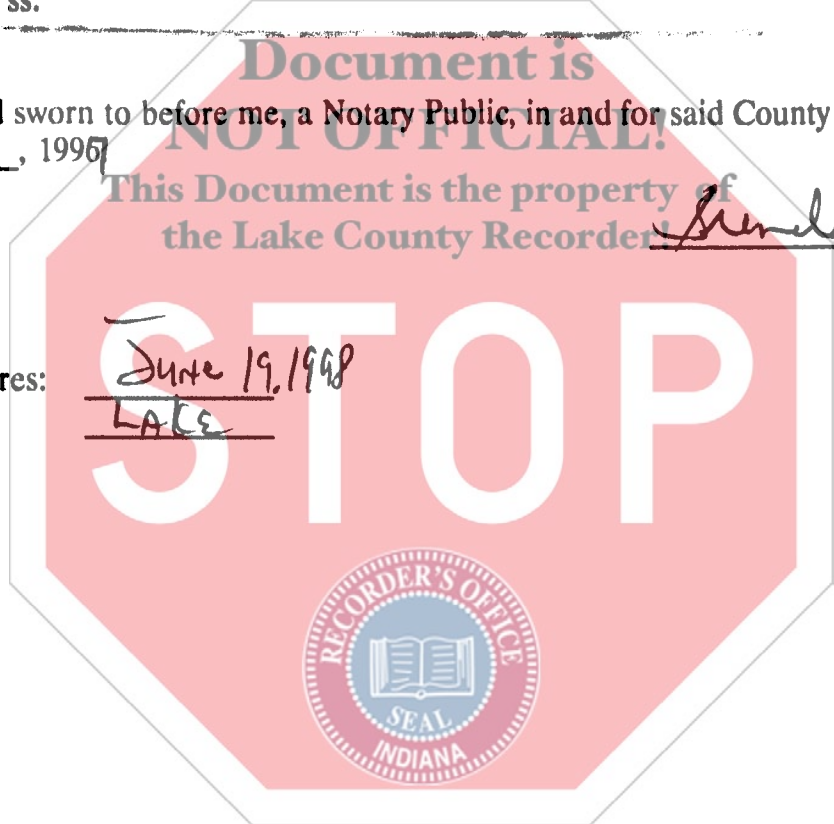
B. This form was delivered to me with all elements completed on 01/17/97 1997.

X TALVINDER SINGH  
TRANSFEEE (or behalf of Transferee)

State of Indiana )  
                          ) ss:  
County of Lake )

Subscribed and sworn to before me, a Notary Public, in and for said County and State, this 17<sup>th</sup>  
day of JAN, 1997

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Sheldon J. Stegall  
Notary Public



My Commission Expires: June 19, 1998  
County of Residence: LAKE

This instrument prepared by Paul A. Velligan, Esq. (#16541-45), 5231 Hohman Avenue, Suite 600, Hammond, Indiana 46320-1738 Telephone: (219) 931.7080

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Calumet Concrete  
4044 Euclid Ave.  
E.C. 46318  
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