

DODGE COUNTY TAXATION COMMITTEE

July 13, 2015 at 9:00 A.M.

ROOM 1A DODGE COUNTY ADMINISTRATION BUILDING

JUNEAU, WI 53039

The meeting was called to order by Chairman Berres at 9:00 a.m.

Members present: Jeff Berres, Ed Nelson, Rodger Mattson, Dennis R. Schmidt, and Allen Behl.

Members absent: None.

Others present: Russell Kottke, Dodge County Board Chairman, Patti K. Hilker, Treasurer, John F. Corey, Corporation Counsel, Brad VanDenBogart, Caren Lisenby, and Candi Niedens.

A motion was made by Mattson, and seconded by Behl to approve the agenda and to allow the Chairman to go out of order as needed to efficiently conduct the meeting. Motion carried.

A motion was made by Behl, and seconded by Nelson to approve the June 15, 2015 minutes as presented. Motion carried.

A motion was made by Schmidt, and seconded by Behl to approve the June 18, 2015 minutes as presented. Motion carried.

The Committee considered and discussed a parcel of real estate to which Dodge County Parcel Identification Number 006-1215-1641-025 has been assigned, located in the Town of Burnett, formerly owned by Larry DeVries, and now owned by Dodge County. A motion was made by Mattson, and seconded by Schmidt, that if the total amount of principal, interest, penalties, and all costs due on the property are not paid by 4:30 p.m. today (Monday, July 13, 2015), to authorize and direct the County Treasurer to advertise the property for sale at the previously appraised value as set by the Committee. Motion carried.

The Committee considered and discussed a parcel of real estate to which Dodge County Parcel Identification Number 024-1016-0444-030 has been assigned, located in the Town of Hustisford, formerly owned by Roberta J. Klos and Christopher A. Hauser, and now owned by Dodge County. A motion was made by Schmidt, and seconded by Behl to authorize and direct John F. Corey, Corporation Counsel, to take all action necessary to take title to the above property, and to authorize and direct the County Treasurer to advertise the property for sale at the previously appraised value as set by the Committee. Motion carried.

The Committee considered and discussed a parcel of real estate to which Dodge County Parcel Identification Number 032-1014-1943-001 has been assigned, located in the Town of Lowell, and owned by the Estate of Matthew B. Damrow.

The Committee considered and discussed engaging a certified real estate appraiser to appraise a parcel of real estate to which Dodge County Parcel Identification Number 038-1017-2034-014 has been assigned, and to make a written report of appraisal. A motion was made by Mattson, and

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seconded by Nelson to authorize and direct John F. Corey, Corporation Counsel, to engage a certified real estate appraiser to appraise a parcel of real estate to which Dodge County Parcel Identification Number 038-1017-2034-014 has been assigned, and to make a written report of appraisal. Motion carried.

A motion was made by Mattson, and seconded by Schmidt to approve and accept the winning bid of \$50,000 on the Wisconsin Surplus Online Auction website for the purchase of a parcel of real estate, to which Dodge County Parcel Identification Number 136-1016-0942-077 has been assigned, located in the Village of Hustisford, formerly owned by G&D Car Wash, LLC, and now owned by Dodge County. Motion carried.

The Committee considered and discussed a parcel of real estate to which Dodge County Parcel Identification Number 206-1114-0421-010 has been assigned, located in the City of Beaver Dam, and owned by Cruz A. Torres.

The Committee considered and discussed a parcel of real estate to which Dodge County Parcel Identification Number 206-1214-2843-001 has been assigned, located in the City of Beaver Dam, formerly owned by Jay Vockroth, and now owned by Dodge County.

The Committee considered and discussed a parcel of real estate to which Dodge County Parcel Identification Number 206-1214-3334-007 has been assigned, located in the City of Beaver Dam, formerly owned by William Maleck, and now owned by Dodge County. A motion was made by Schmidt, and seconded by Mattson to authorize and direct the County Treasurer to advertise the property for sale at the previously appraised value as set by the Committee. Motion carried.

The Committee considered and discussed a parcel of real estate to which Dodge County Parcel Identification Number 206-1214-3341-093 has been assigned, located in the City of Beaver Dam, formerly owned by Charlotte Vandenburg, and now owned by Dodge County. A motion was made by Behl, and seconded by Nelson to authorize and direct the County Treasurer to advertise the property for sale at the previously appraised value as set by the Committee. Motion carried.

The Committee considered and discussed a parcel of real estate to which Dodge County Parcel Identification Number 241-1115-2723-008 has been assigned, located in the City of Juneau, and owned by Jennifer L. Linendoll. John Corey was directed to provide members of the Committee with copies of the Wisconsin Department of Natural Resources orders for clean-up of the property.

The Committee considered and discussed a parcel of real estate to which Dodge County Parcel Identification Number 291-0915-3343-057 has been assigned, located in the City of Watertown, formerly owned by Dennis J. Lynch, and the Estate of Dennis J. Lynch, and now owned by Dodge County. A motion was made by Mattson, and seconded by Behl to reject the previous bid received by the Committee, and direct the County Treasurer not to advertise the property for sale until further action is taken by the Committee. Motion carried.

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A motion was made by Mattson, and seconded by Schmidt to rescind action taken by the Committee on June 15, 2015, to engage an individual to conduct pre-sale clean-up of In Rem properties to which Dodge County has taken title. Motion carried.

Open bid or bids on unsold 2015 In Rem properties, and unsold In Rem properties from prior years, and accept, reject, or defer action on the bid or bids.

PIN 143-1216-1011-016 – One closed bid was received for this parcel of real estate located in the Village of Kekoskee.

The first bid opened was from Caren Lisenby and Dan Niedens in the amount of \$22,128.00. Enclosed with the bid is a bank check in the amount of \$2,213.00 made payable to the Dodge County Treasurer.

A motion was made by Mattson, and seconded by Schmidt to approve the bid from Caren Lisenby and Dan Niedens in the amount of \$22,128.00. Motion carried.

PIN 226-1313-3511-003 – One closed bid was received for this parcel of real estate located in the City of Fox Lake.

The first bid opened was from Todd and Susan Nehls d/b/a T & S Homes LLC in the amount of \$15,163.00. Enclosed with the bid is a cashier's check in the amount of \$1,563.00 made payable to the Dodge County Treasurer.

A motion was made by Mattson, and seconded by Behl to approve the bid from Todd and Susan Nehls d/b/a T & S Homes LLC in the amount of \$15,163.00. Motion carried.

PIN 251-1216-2321-091 – Five closed bids were received for this parcel of real estate located in the City of Mayville.

The first bid opened was from Robert G. Kucharski in the amount of \$35,000.00. Enclosed with the bid is cash in the amount of \$3,500.00.

The second bid opened was from Brad VanDenBogart in the amount of \$28,200.00. Enclosed with the bid is cash in the amount of \$2,820.00.

The third bid opened was from Caren Lisenby and Dan Niedens in the amount of \$27,872.00. Enclosed with the bid is a bank check in the amount of \$2,788.00 made payable to the Dodge County Treasurer.

The fourth bid opened was from William and June Linzenmeyer in the amount of \$41,199.99. Enclosed with the bid is a cashier's check in the amount of \$4,200.99 made payable to the Dodge County Treasurer.

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The fifth bid opened was from Burt Bushke in the amount of \$35,000.00. Enclosed with the bid is a cashier's check in the amount of \$3,500.00 made payable to the Dodge County Treasurer.

A motion was made by Schmidt, and seconded by Behl to approve the bid from William and June Linzenmeyer in the amount of \$41,199.99. Motion carried.

PIN 292-1315-0432-047 – One closed bid was received for this parcel of real estate located in the City of Waupun.

The first bid opened was from Steven B. and Susan B. Aronson in the amount of \$3,753.00. Enclosed with the bid is cash in the amount of \$376.00.

A motion was made by Mattson, and seconded by Schmidt to approve the bid from Steven B. and Susan B. Aronson in the amount of \$3,753.00. Motion carried.

PIN 292-1315-0541-123 – One closed bid was received for this parcel of real estate located in the City of Waupun.

The first bid opened was from Merle M. Voskuil in the amount of \$160.00. Enclosed with the bid is cash in the amount of \$16.00.

A motion was made by Behl, and seconded by Mattson to approve the bid from Merle M. Voskuil in the amount of \$160.00. Motion carried.

A motion was made by Mattson, and seconded by Behl to reestablish an appraised value for unsold In Rem property, to which Parcel Identification Number 292-1315-0514-110 has been assigned, in the amount of \$50.00. Motion carried.

A motion was made by Mattson, and seconded by Nelson to reestablish an appraised value for unsold In Rem property, to which Parcel Identification Number 226-1313-2644-069 has been assigned, in the amount of \$6,000.00. Motion carried.

A motion was made by Mattson, and seconded by Nelson to authorize and direct the County Treasurer to advertise unsold In Rem properties for sale. Motion carried.

Patti K. Hilker gave a status report of the 2015 In Rem Foreclosure properties.

A special meeting of the Taxation Committee is scheduled for July 17, 2015, at 8:15 a.m., in Meeting Room 1A of the Dodge County Administration Building, to tour and view 2015 unsold In Rem properties and unsold In Rem properties from prior years, and properties that are currently tax delinquent, but to which Dodge County has not taken title.

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The next regular meeting of the Taxation Committee is scheduled for August 24, 2015, at 1:00 p.m., in Room 1A of the Dodge County Administration Building.

A motion was made by Nelson, and seconded by Mattson to adjourn the meeting at 10:25 a.m.
Motion carried.

Rodger Mattson, Secretary

Disclaimer: The above minutes may be approved, amended or corrected at the next Committee meeting.

DODGE COUNTY TAXATION COMMITTEE

July 17, 2015, 8:15 A.M.

ROOM 1A DODGE COUNTY ADMINISTRATION BUILDING
JUNEAU, WI 53039

The meeting was called to order by Chairman Berres at 8:18 a.m.

Members present: Allen Behl, Jeff Berres, Rodger Mattson, Ed Nelson, and Dennis R. Schmidt.

Members absent: None.

Others present: Patti K. Hilker, Treasurer.

The Committee left Meeting Room 1A of the Dodge County Administration Building at 8:18 a.m. to tour and view 2015 In Rem properties, unsold In Rem properties from prior years to which Dodge County has taken title, and unsold In Rem properties from prior years that have not been redeemed, and to which Dodge County has not taken title.

The Committee returned to Meeting Room 1A of the Dodge County Administration Building at 10:13 a.m.

A motion was made by Nelson, and seconded by Mattson to reestablish an appraised value for the unsold In Rem property to which Parcel Identification Number 206-1214-3334-007 has been assigned, in the amount of \$16,000.00. Motion carried.

A motion was made by Mattson, and seconded by Schmidt to reestablish an appraised value for the unsold In Rem property to which Parcel Identification Number 206-1214-3341-093 has been assigned, in the amount of \$20,000.00. Motion carried.

A motion was made by Berres, and seconded by Behl to reestablish an appraised value for the unsold In Rem property to which Parcel Identification Number 226-1313-2644-069 has been assigned, in the amount of \$10,000.00. Motion carried.

The next regular meeting of the Taxation Committee is scheduled for August 24, 2015 at 1:00 p.m., in Room 1A of the Dodge County Administration Building.

A motion was made by Mattson, and seconded by Nelson to adjourn the meeting at 10:23 a.m. Motion carried.

Rodger Mattson, Secretary

Disclaimer: The above minutes may be approved, amended or corrected at the next committee meeting.

Problems with Home

Toilet leaks - needs new seal.

Breaker in basement is off. No lights in basement, but outlets work. You may have to disconnect dishwasher in kitchen because timer went bad and possibly is causing blown breaker in basement. Do not run water down kitchen sink. It will only go in a 5 gal. pail under sink because garbage disposal became so clogged from being so old it just fell off and I could not afford a plumber.

Bathroom outlets do not work. It must be on same line as basement lights. Hall light by the closet does not work. It must be on ~~same~~ same line as basement that is out.

There is a sump pump in basement underneath counter by window. Never had to use it in 30 years of living here even with all the heavy rains of couple years ago when downtown Beaver Dam was flooded.

Sorry for all the furniture and stuff left in the house but it is impossible to empty a place of this size and move to a 1 bedroom apartment and a storage unit within about 6 weeks. I needed to work

my regular job also to continue earning and
money. I will be 73 in August, so I do not
know how much longer I will be able
to work.

Could not get either St. Vinny's
or Bethesda to come the last week
in June to pick up items either

APPRAISAL REPORT

CLIENT
LENDER
ADDRESS
CITY
COUNTY OF
DATE
APPRAISER
COMPANY

PREPARED FOR:

Patti Hilker

LENDER/CLIENT:

Dodge County Treasury Department

SUBJECT PROPERTY

Lot 1 Pond Rd

Neosho, WI 53059

Dodge

APPRAISAL AS OF:

07/16/2015

PREPARED BY:

Mark R. Linde

Linde Appraisal LLC

LAND APPRAISAL REPORT

Case No.

Owner Dodge County, Census Tract 9615.00, Map Reference N/A, Property Address Lot 1 Pond Rd, City Neosho, County Dodge, State WI, Zip Code 53059. Includes sections for Identification, Neighborhood, and various appraisal factors like Location, Growth Rate, and Property Values.

Comments including those factors, favorable or unfavorable, affecting marketability (e.g. public parks, schools, view, noise): The area is rural consisting mostly of farmland with a mix of older and newer dwellings. No negative factors or detriments were noted in the area at the time of inspection.

Dimensions See Attached Survey = 1.383 Ac, Zoning Classification R-1, Single Family Residential, Highest and best use Present use Other (specify) Residential. Includes sections for Site and Market Data Analysis.

The undersigned has recited three recent sales of properties most similar and proximate to subject and has considered these in the market analysis. The description includes a dollar adjustment reflecting market reaction to those items of significant variation between the subject and comparable properties.

Table with 4 columns: SUBJECT PROPERTY, COMPARABLE NO.1, COMPARABLE NO.2, COMPARABLE NO.3. Rows include Address, Proximity to Subject, Sales Price, Price / Ac, Data Source, Date of Sale and Time Adjustment, Location, Site/View, Buildings, Sales or Financing, Concessions, Net Adj.(Total), Indicated Value of Subject.

Comments on Market Data The subject is partially wooded and touches Neosho Mill Pond- a 176 acre body of water. Comp #1 is wooded and also touches a pond in the rear. Comp #2 is just down the road from the subject and also is wooded and touches Neosho Mill Pond. Comp #2 also has an older pole shed on site. Comp #3 is similar to the subject size, partially wooded and rural though does not touch water.

Comments and Conditions of Appraisal: Comps of this type are very limited thus comp #2 is an older sale. A variance has been granted by Dodge County in order for the subject to be a buildable site though the size and placement of the structure may be limited due to setbacks- see attached.

Final Reconciliation: Comps #1 and #3 best reflect the subject site size and are most recent thus are given more weight. Comp #2 is an older sale though is very proximate and has water frontage on Neosho Mill Pond as does the subject. The subject value is estimated to be \$10,000/acre or 1.383 ac x \$10,000 = \$13,830 rounded to \$14,000.

I ESTIMATE THE MARKET VALUE, AS DEFINED, OF SUBJECT PROPERTY AS OF 07/16/2015 to be \$ 14,000

This appraisal report is subject to the scope of work, intended use, intended user, definition of market value, statement of assumptions and limiting conditions, and certifications. The appraiser may expand the scope of work to include any additional research or analysis necessary based on the complexity of this appraisal assignment.

SCOPE OF WORK: The scope of work for this appraisal is defined by the complexity of this appraisal assignment and the reporting requirements of this appraisal report form, including the following definition of market value, statement of assumptions and limiting conditions, and certifications. The appraiser must, at a minimum: (1) perform a complete visual inspection of the subject property, (2) inspect the neighborhood, (3) inspect each of the comparable sales from at least the street, (4) research, verify, and analyze data from reliable public and/or private sources, and (5) report his or her analysis, opinions, and conclusions in this appraisal report.

DEFINITION OF MARKET VALUE: The most probable price which a property should bring in a competitive and open market under all conditions requisite to a fair sale, the buyer and seller, each acting prudently, knowledgeably and assuming the price is not affected by undue stimulus. Implicit in this definition is the consummation of a sale as of a specified date and the passing of title from seller to buyer under conditions whereby: (1) buyer and seller are typically motivated; (2) both parties are well informed or well advised, and each acting in what he or she considers his or her own best interest; (3) a reasonable time is allowed for exposure in the open market; (4) payment is made in terms of cash in U. S. dollars or in terms of financial arrangements comparable thereto; and (5) the price represents the normal consideration for the property sold unaffected by special or creative financing or sales concessions* granted by anyone associated with the sale.

*Adjustments to the comparables must be made for special or creative financing or sales concessions. No adjustments are necessary for those costs which are normally paid by sellers as a result of tradition or law in a market area; these costs are readily identifiable since the seller pays these costs in virtually all sales transactions. Special or creative financing adjustments can be made to the comparable property by comparisons to financing terms offered by a third party institutional lender that is not already involved in the property or transaction. Any adjustment should not be calculated on a mechanical dollar for dollar cost of the financing or concession but the dollar amount of any adjustment should approximate the market's reaction to the financing or concessions based on the appraiser's judgment.

STATEMENT OF ASSUMPTIONS AND LIMITING CONDITIONS: The appraiser's certification in this report is subject to the following assumptions and limiting conditions:

1. The appraiser will not be responsible for matters of a legal nature that affect either the property being appraised or the title to it, except for information that he or she became aware of during the research involved in performing this appraisal. The appraiser assumes that the title is good and marketable and will not render any opinions about the title.
2. The appraiser has examined the available flood maps that are provided by the Federal Emergency Management Agency (or other data sources) and has noted in this appraisal report whether any portion of the subject site is located in an identified Special Flood Hazard Area. Because the appraiser is not a surveyor, he or she makes no guarantees, express or implied, regarding this determination.
3. The appraiser will not give testimony or appear in court because he or she made an appraisal of the property in question, unless specific arrangements to do so have been made beforehand, or as otherwise required by law.
4. The appraiser has noted in this appraisal report any adverse conditions (such as the presence of hazardous wastes, toxic substances, etc.) observed during the inspection of the subject property or that he or she became aware of during the research involved in performing this appraisal. Unless otherwise stated in this appraisal report, the appraiser has no knowledge of any hidden or unapparent deficiencies or adverse conditions of the property (such as, but not limited to, the presence of hazardous wastes, toxic substances, adverse environmental conditions, etc.) that would make the property less valuable, and has assumed that there are no such conditions and makes no guarantees or warranties, express or implied. The appraiser will not be responsible for any such conditions that do exist or for any engineering or testing that might be required to discover whether such conditions exist. Because the appraiser is not an expert in the field of environmental hazards, this appraisal report must not be considered as an environmental assessment of the property.

APPRAISER'S CERTIFICATION: The Appraiser certifies and agrees that:

1. I have, at a minimum, developed and reported this appraisal in accordance with the scope of work requirements stated in this appraisal report.
2. I performed a complete visual inspection of the subject property.
3. I performed this appraisal in accordance with the requirements of the Uniform Standards of Professional Appraisal Practice that were adopted and promulgated by the Appraisal Standards Board of The Appraisal Foundation and that were in place at the time this appraisal report was prepared.
4. I developed my opinion of the market value of the real property that is the subject of this report based on the sales comparison approach to value. I have adequate comparable market data to develop a reliable sales comparison approach for this appraisal assignment. I further certify that I considered the cost and income approaches to value but did not develop them, unless otherwise indicated in this report.
5. I researched, verified, analyzed, and reported on any current agreement for sale for the subject property, any offering for sale of the subject property in the twelve months prior to the effective date of this appraisal, and the prior sales of the subject property for a minimum of three years prior to the effective date of this appraisal, unless otherwise indicated in this report.
6. I researched, verified, analyzed, and reported on the prior sales of the comparable sales for a minimum of one year prior to the date of sale of the comparable sale, unless otherwise indicated in this report.
7. I selected and used comparable sales that are locationally, physically, and functionally the most similar to the subject property.
8. I have reported adjustments to the comparable sales that reflect the market's reaction to the differences between the subject property and the comparable sales.
9. I verified, from a disinterested source, all information in this report that was provided by parties who have a financial interest in the sale of the subject property.
10. I have knowledge and experience in appraising this type of property in this market area.
11. I am aware of, and have access to, the necessary and appropriate public and private data sources, such as multiple listing services, tax assessment records, public land records and other such data sources for the area in which the property is located.
12. I obtained the information, estimates, and opinions furnished by other parties and expressed in this appraisal report from reliable sources that I believe to be true and correct.
13. I have taken into consideration the factors that have an impact on value with respect to the subject neighborhood, subject property, and the proximity of the subject property to adverse influences in the development of my opinion of market value. I have noted in this appraisal report any adverse conditions (such as, the presence of hazardous wastes, toxic substances, adverse environmental conditions, etc.) observed during the inspection of the subject property or that I became aware of during the research involved in performing this appraisal. I have considered these adverse conditions in my analysis of the property value, and have reported on the effect of the conditions on the value and marketability of the subject property.
14. I have not knowingly withheld any significant information from this appraisal report and, to the best of my knowledge, all statements and information in this appraisal report are true and correct.
15. I stated in this appraisal report my own personal, unbiased, and professional analysis, opinions, and conclusions, which are subject only to the assumptions and limiting conditions in this appraisal report.
16. I have no present or prospective interest in the property that is the subject of this report, and I have no present or prospective personal interest or bias with respect to the participants in the transaction. I did not base, either partially or completely, my analysis and/or opinion of market value in this appraisal report on the race, color, religion, sex, age, marital status, handicap, familial status, or national origin of either the prospective owners or occupants of the subject property or of the present owners or occupants of the properties in the vicinity of the subject property or on any other basis prohibited by law.
17. My employment and/or compensation for performing this appraisal or any future or anticipated appraisals was not conditioned on any agreement or understanding, written or otherwise, that I would report (or present analysis supporting) a predetermined specific value, a predetermined minimum value, a range or direction in value, a value that favors the cause of any party, or the attainment of a specific result or occurrence of a specific subsequent event.
18. I personally prepared all conclusions and opinions about the real estate that were set forth in this appraisal report. If I relied on significant real property appraisal assistance from any individual or individuals in the performance of this appraisal or the preparation of this appraisal report, I have named such individual(s) and disclosed the specific tasks performed in this appraisal report. I certify that any individual so named is qualified to perform the tasks. I have not authorized anyone to make a change to any item in this appraisal report; therefore, any change made to this appraisal is unauthorized and I will take no responsibility for it.
19. I identified the client in this appraisal report who is the individual, organization, or agent for the organization that ordered and will receive this appraisal report.
20. I am aware that any disclosure or distribution of this appraisal report by me or the client may be subject to certain laws and regulations. Further, I am also subject to the provisions of the Uniform Standards of Professional Appraisal Practice that pertain to disclosure or distribution by me.

21. If this appraisal report was transmitted as an "electronic record" containing my "electronic signature," as those terms are defined in applicable federal and/or state laws (excluding audio and video recordings), or a facsimile transmission of this appraisal report containing a copy or representation of my signature, the appraisal report shall be as effective, enforceable and valid as if a paper version of this appraisal report were delivered containing my original hand written signature.

SUPERVISORY APPRAISER'S CERTIFICATION: The Supervisory Appraiser certifies and agrees that:

- 1. I directly supervised the appraiser for this appraisal assignment, have read the appraisal report, and agree with the appraiser's analysis, opinions, statements, conclusions, and the appraiser's certification.
- 2. I accept full responsibility for the contents of this appraisal report including, but not limited to, the appraiser's analysis, opinions, statements, conclusions, and the appraiser's certification.
- 3. The appraiser identified in this appraisal report is either a sub-contractor or an employee of the supervisory appraiser (or the appraisal firm), is qualified to perform this appraisal, and is acceptable to perform this appraisal under the applicable state law.
- 4. This appraisal report complies with the Uniform Standards of Professional Appraisal Practice that were adopted and promulgated by the Appraisal Standards Board of The Appraisal Foundation and that were in place at the time this appraisal report was prepared.
- 5. If this appraisal report was transmitted as an "electronic record" containing my "electronic signature," as those terms are defined in applicable federal and/or state laws (excluding audio and video recordings), or a facsimile transmission of this appraisal report containing a copy or representation of my signature, the appraisal report shall be as effective, enforceable and valid as if a paper version of this appraisal report were delivered containing my original hand written signature.

APPRAISER

Signature Mark R. Linde
 Name Mark R. Linde
 Company Name Linde Appraisal LLC
 Company Address 521 Walnut Street
Beaver Dam, WI 53916
 Telephone Number 920-210-9891
 Email Address lindeappraisal@charter.net
 Date of Signature and Report 07/21/2015
 Effective Date of Appraisal 07/16/2015
 State Certification # 1710-10
 or State License # _____
 or Other (describe) _____ State # _____
 State WI
 Expiration Date of Certification or License 12/14/2015

SUPERVISORY APPRAISER (ONLY IF REQUIRED)

Signature _____
 Name _____
 Company Name _____
 Company Address _____
 Telephone Number _____
 Email Address _____
 Date of Signature _____
 State Certification # _____
 or State License # _____
 State _____
 Expiration Date of Certification or License _____

ADDRESS OF PROPERTY APPRAISED

Lot 1 Pond Rd
Neosho, WI 53059

APPRAISED VALUE OF SUBJECT PROPERTY \$ 14,000

CLIENT

Name Patti Hiiker
 Company Name Dodge County Treasury Department
 Company Address 127 E Oak St
Juneau, WI 53039
 Email Address phiiker@co.dodge.wi.us

SUBJECT PROPERTY

- Did not inspect subject property
- Did inspect exterior of subject property from street
Date of Inspection _____
- Did inspect interior and exterior of subject property
Date of Inspection _____

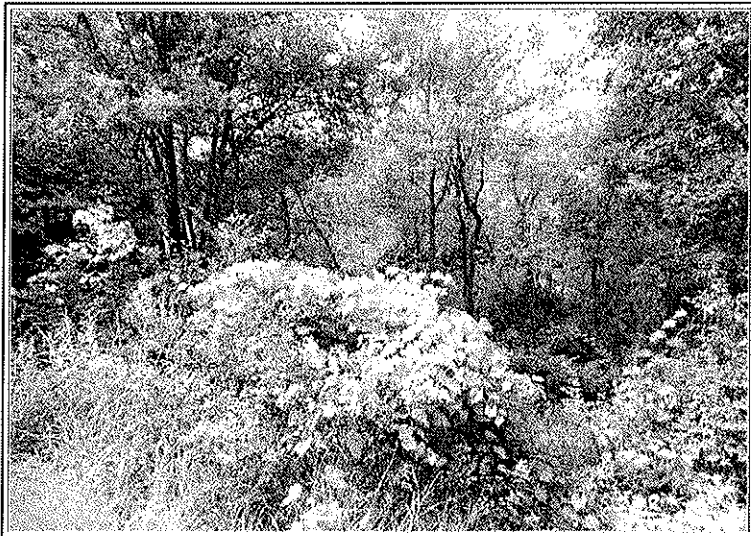
COMPARABLE SALES

- Did not inspect exterior of comparable sales from street
- Did inspect exterior of comparable sales from street
Date of Inspection _____

Borrower	N/A						
Property Address	Lot 1 Pond Rd						
City	Neosho	County	Dodge	State	WI	Zip Code	53059
Lender/Client	Dodge County Treasury Department		Address 127 E Oak St, Juneau, WI 53039				



Front



Rear

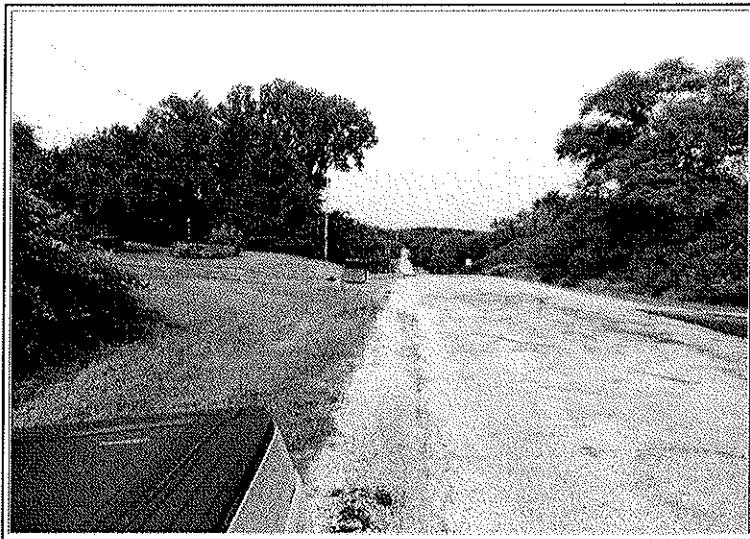


Rear- From Across the Pond

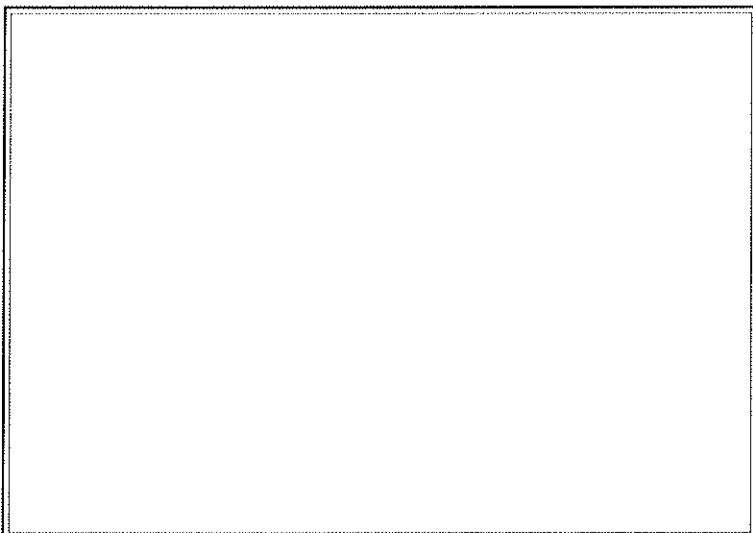
Borrower	N/A						
Property Address	Lot 1 Pond Rd						
City	Neesho	County	Dodge	State	WI	Zip Code	53059
Lender/Client	Dodge County Treasury Department		Address 127 E Oak St, Juneau, WI 53039				



Street Scene
East



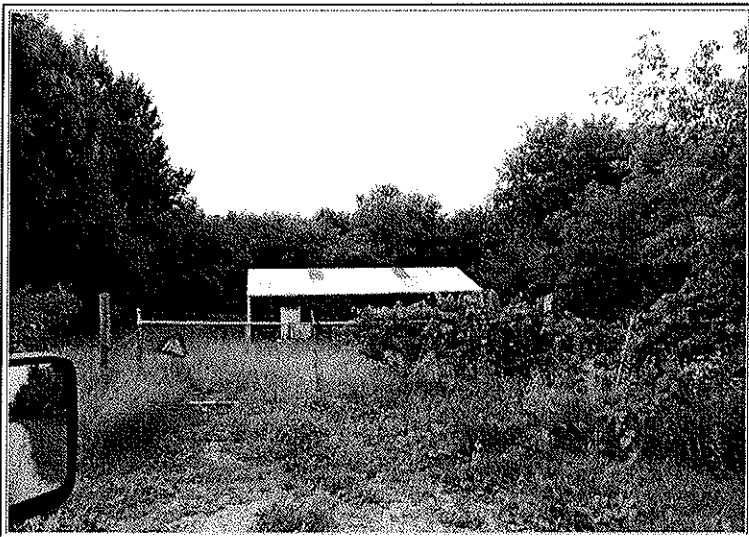
Street Scene
West



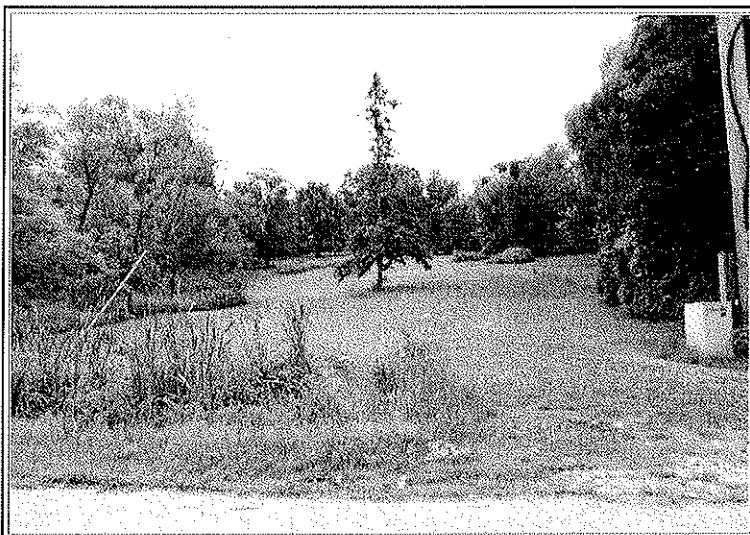
Borrower N/A
Property Address Lot 1 Pond Rd
City Neosho County Dodge State WI Zip Code 53059
Lender/Client Dodge County Treasury Department Address 127 E Oak St, Juneau, WI 53039



COMPARABLE SALE # 1
N1700 Bluebird Rd
Watertown, WI 53098

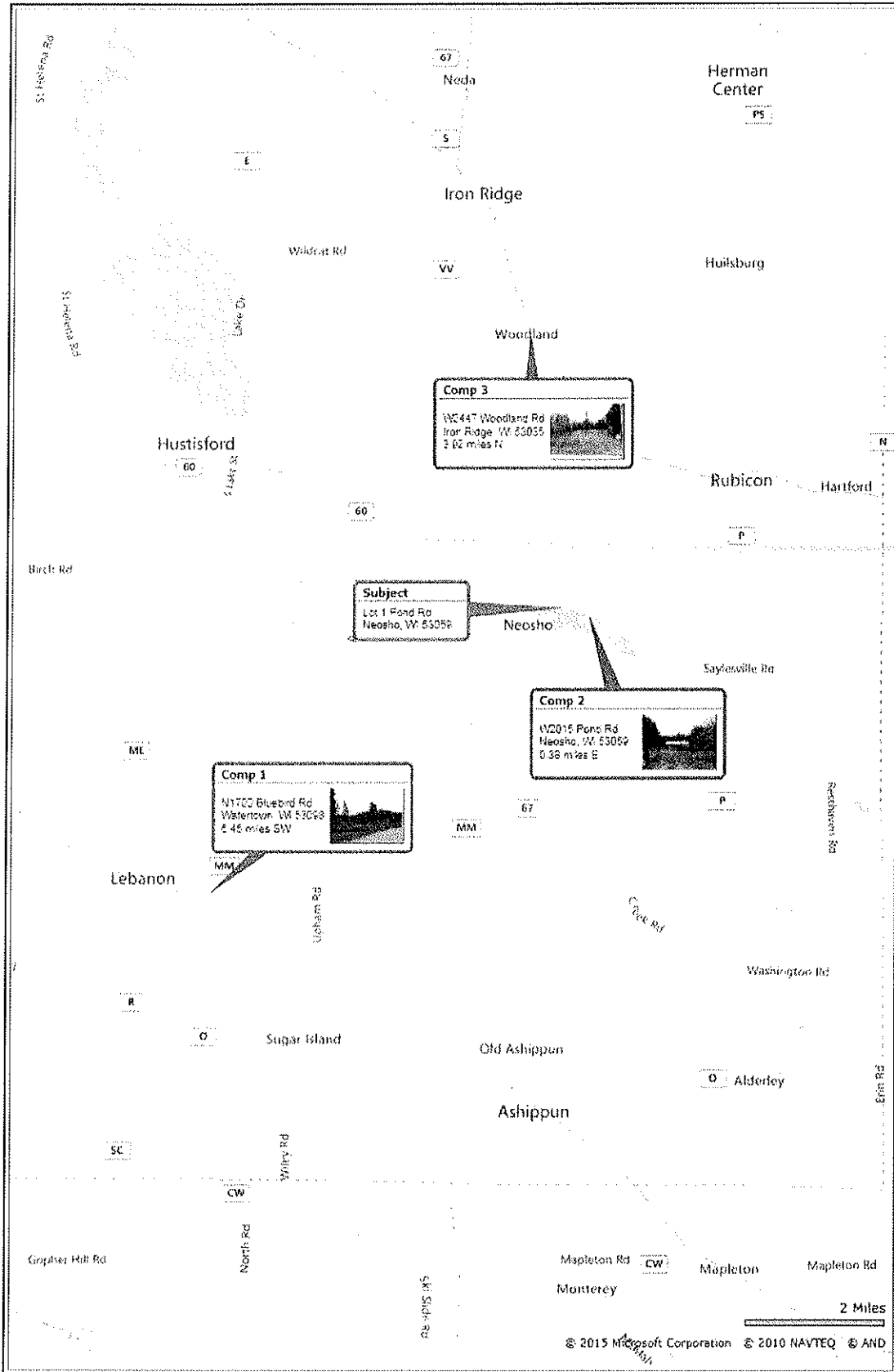


COMPARABLE SALE # 2
W2015 Pond Rd
Neosho, WI 53059



COMPARABLE SALE # 3
W2447 Woodland Rd
Iron Ridge, WI 53035

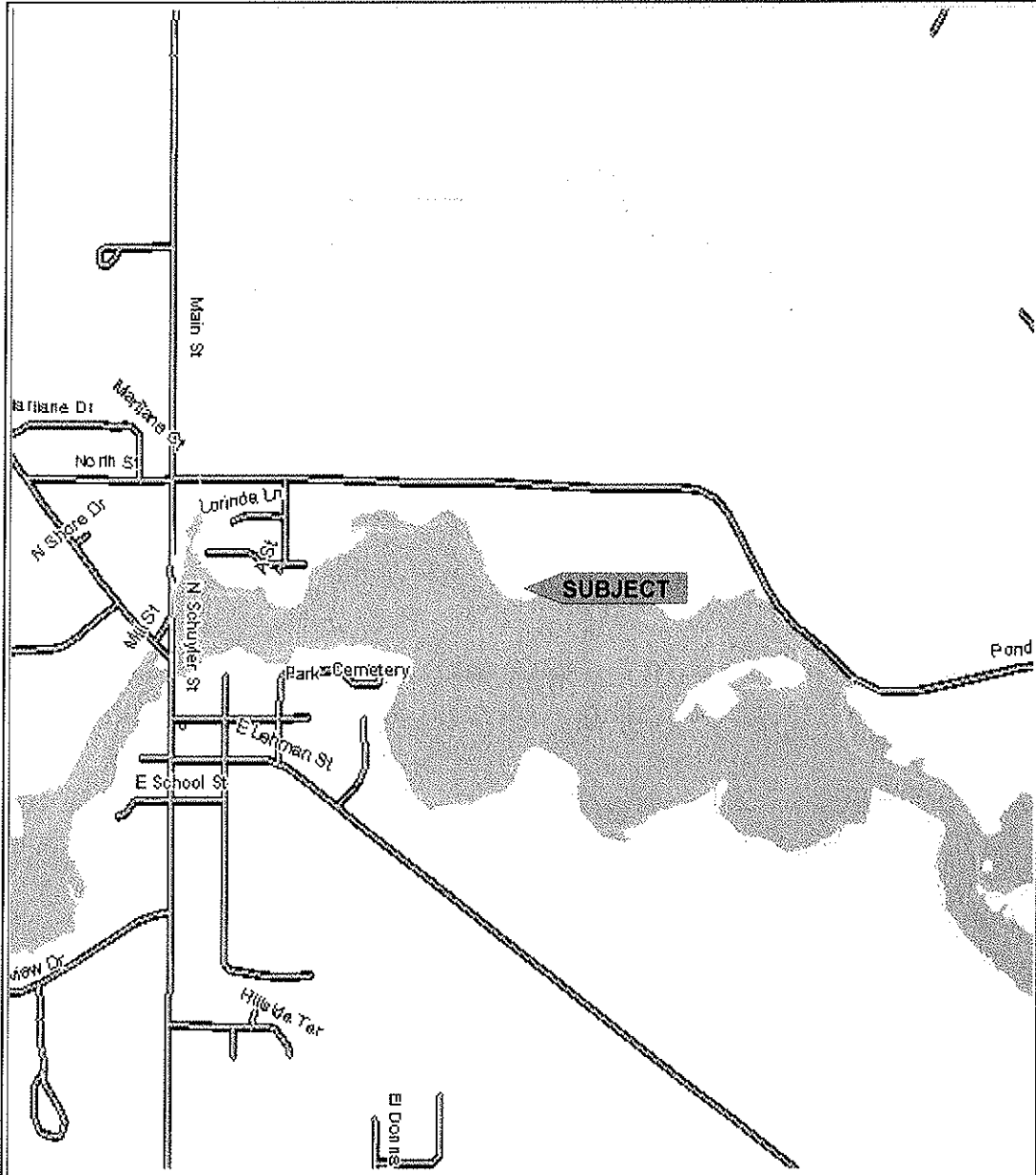
Borrower	N/A						
Property Address	Lot 1 Pond Rd						
City	Neosho	County	Dodge	State	WI	Zip Code	53059
Lender/Client	Dodge County Treasury Department		Address 127 E Oak St, Juneau, WI 53039				



Linde Appraisal LLC
FLOOD MAP ADDENDUM

File No. DodgeCityPondRd
 Case No.

Borrower	N/A						
Property Address	Lot 1 Pond Rd						
City	Neosho	County	Dodge	State	WI	Zip Code	53059
Lender/Client	Dodge County Treasury Department		Address 127 E Oak St, Juneau, WI 53039				



Flood Map Legend	Flood Zone Determination
<p>Flood Zones</p> <ul style="list-style-type: none"> Areas inundated by 500-year flooding Areas outside of the 100 and 500 year flood plains Areas inundated by 100-year flooding Areas inundated by 100-year flooding with velocity hazard Floodway areas Floodway areas with velocity hazard Areas of undetermined but possible flood hazard Areas not mapped on any published FIRW 	<p>SFHA (Flood Zone): Out</p> <p>Within 250 ft. of multiple flood zones? Yes</p> <p>Community: 550094</p> <p>Community Name: UNINCORPORATED AREA</p> <p>Zone: X Panel: 55027C 0559G Panel Date: 05/19/2014</p> <p>FIPS Code: 55027 Census Tract: 9615.00</p> <p>This Report is for the sole benefit of the Customer that ordered and paid for the Report and is based on the property information provided by that Customer. That Customer's use of this Report is subject to the terms agreed to by that Customer when accessing this product. No third party is authorized to use or rely on this Report for any purpose. THE SELLER OF THIS REPORT MAKES NO REPRESENTATIONS OR WARRANTIES TO ANY PARTY CONCERNING THE CONTENT, ACCURACY OR COMPLETENESS OF THIS REPORT INCLUDING ANY WARRANTY OF MERCHANTABILITY OR FITNESS FOR A PARTICULAR PURPOSE. The seller of this Report shall not have any liability to any third party for any use or misuse of this Report.</p>

Borrower N/A

Property Address Lot 1 Pond Rd

City Neosho County Dodge State WI Zip Code 53059

Lender/Client Dodge County Treasury Department Address 127 E Oak St, Juneau, WI 53039

DOCUMENT # 1222605

Office of Register of Deeds
Dodge County, Wisconsin
RECEIVED FOR RECORD

April 28, 2015 8:55 AM

CRIS PLANARCH - Registrar
Fee Amount: \$30.00
of Pages 3



DODGE COUNTY CERTIFIED SURVEY MAP NO. 6999

A Survey of a part of the Southeast 1/4 of the Southwest 1/4 of Section 20,
Town 10 North, Range 17 East, Town of Rubicon, Dodge County, Wisconsin.

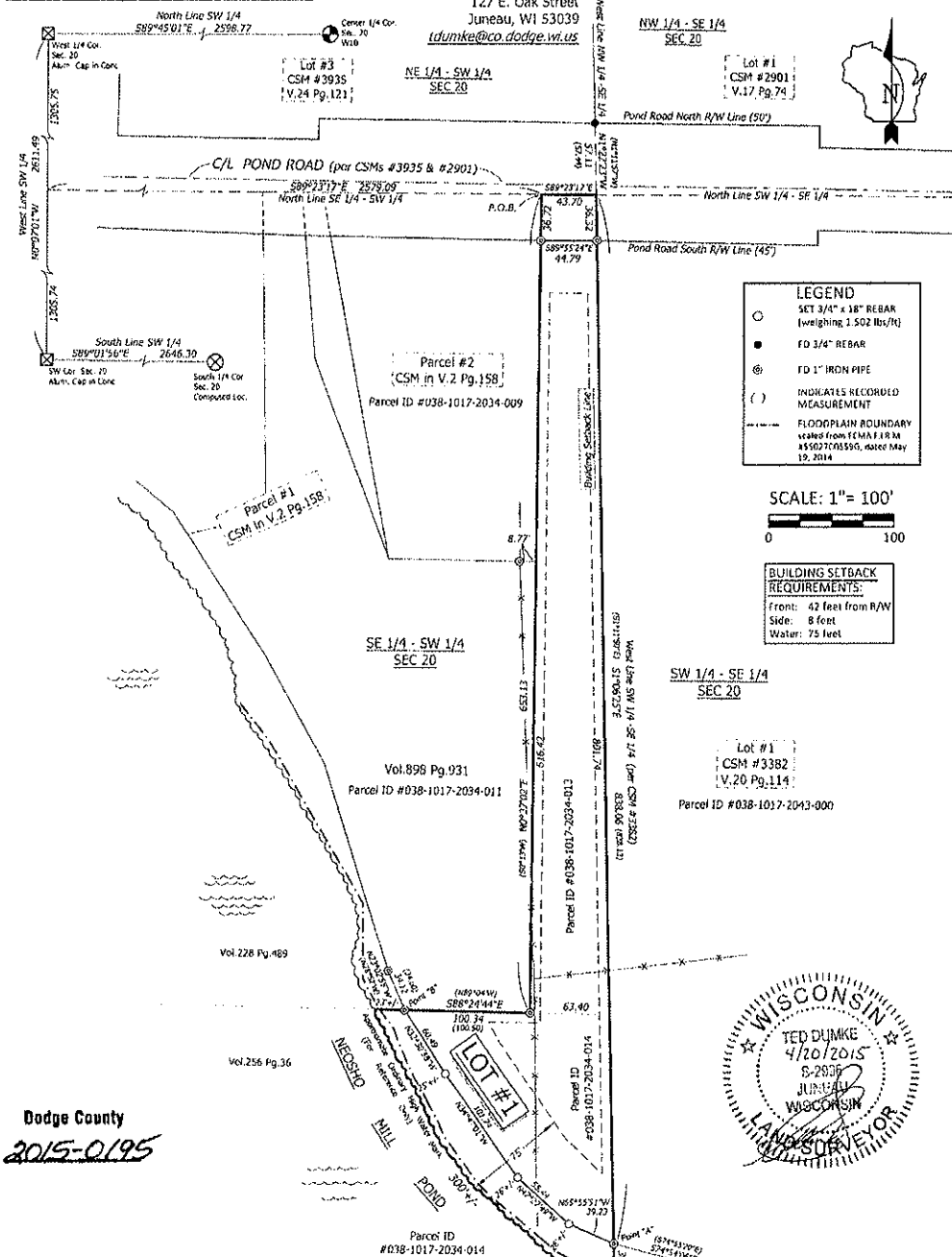
LOT #1 Area excluding R/W:
1.346 Acres or 58,650 sq ft

LOT #1 Area within R/W of Pond Road:
0.037 Acres or 1,615 sq ft

TOTAL AREA: 1.383 Acres or 60,265 sq ft

Owner:
Dodge County
127 E. Oak Street
Juneau, WI 53039

Surveyor:
Ted Dumke
PLS # 2996
127 E. Oak Street
Juneau, WI 53039
tdumke@dodge.wi.us



LEGEND

- SET 3/4" x 18" REBAR (weighing 1.502 lbs/ft)
- FD 3/4" REBAR
- ⊗ FD 1" IRON PIPE
- () INDICATES RECORDED MEASUREMENT
- - - FLOODPLAIN BOUNDARY scales from FEMA FIRM #5502703550, dated May 19, 2014

SCALE: 1" = 100'

BUILDING SETBACK REQUIREMENTS:

- Front: 42 feet from R/W
- Side: 8 feet
- Water: 75 feet



Dodge County
2015-0195

Bearings are referenced to the Dodge County Coordinate System (NAD83/91) with a bearing of N0°07'01"W along the West Line of the SW 1/4 of Section 20, T.10N - R.17E.

439058

Borrower N/A

Property Address Lot 1 Pond Rd

City Neosho County Dodge State WI Zip Code 53059

Lender/Client Dodge County Treasury Department Address 127 E Oak St, Juneau, WI 53039



Dodge County Land Resources and Parks Department

127 East Oak Street Juneau, WI 53039-1739
PHONE #: (920) 386-3700 • FAX: (920) 386-3979
EMAIL: landresources@co.dodge.wi.us

June 23, 2015

Dodge County Corporation Counsel
Agent for the Dodge County Taxation Committee
127 E. Oak St.
Juneau WI 53039

RE: Notice of Action / Filing of Decision

County application/petition 2015-0293
PIN# 038-1017-2034-014
Lot 1 CSM 599B being located in part of the SE ¼, SW ¼ Section 20, Town of Kubicon

Dear Dodge County Corporation Counsel:

On June 18, 2015, the Dodge County Board of Adjustment met to consider your variance request. On the basis of the evidence presented at the hearing on this case, the Board of Adjustment voted to grant the variance request to Sections 10.5.1 and 10.5.1.B.2 of the Dodge County Land Use Code to allow for the future construction of a residential dwelling on a vacant legal lot of record in the single family residential zoning district where said lot does not meet the minimum lot width requirements of the Code as measured at the building setback line with the following conditions:

1. All structures located on the lot shall be designed and constructed in compliance with the setback and development provisions of the code.

A copy of the Board's decision has been enclosed.

Revocation: This order may be revoked by the Board after notice and opportunity to be heard for violation of any of the conditions imposed.

Appeals: This decision may be appealed by a person aggrieved by this decision or by any officer, department, board or bureau of the municipality by filing an action in circuit court in the circuit court for this county within 30 days after the date of filing of this decision. The municipality assumes no liability for and makes no warranty as to reliance on this decision. Construction is commenced prior to expiration of this 30-day period.

Sincerely,

Terry R. Ochs
Senior Land Use / Sanitary Specialist
trochs@co.dodge.wi.us
(920) 386-3270
Dodge County
Land Resources and Parks

Borrower N/A
 Property Address Lot 1 Pond Rd
 City Neosho County Dodge State WI Zip Code 53059
 Lender/Client Dodge County Treasury Department Address 127 E Oak St, Juneau, WI 53039

EXPIRES: 12/31/2015

NO. 1730 - 10

The State of Wisconsin
 Department of Safety and Professional Services

Hereby certifies that
 MARK R LINDE

was granted a certificate to practice as a
 CERTIFIED GENERAL APPRAISER, ELIGIBLE TO APPRAISE FEDERALLY
 RELATED TRANSACTIONS IS AQB COMPLIANT

in the State of Wisconsin in accordance with Wisconsin Law
on the 8th day of October in the year 2010.

The authority granted herein must be renewed each biennium by the granting authority.

In witness thereof, the State of Wisconsin
Department of Safety and Professional Services
has caused this certificate to be issued under
its official seal.



[Signature]
 Secretary

This certificate was printed on the 4th day of November in the year 2013

Wisconsin Circuit Court Access (WCCA)
State of Wisconsin vs. Andy's Roofing, LLC et al
Dodge County Case Number 2008CX000006

Court Record Events

	Date	Event	Court Official	Court Reporter
1	09-15-2009	Change of address notification Event Party Linendoll, Robert Additional Text: ADDRESS INFO for Robert Linendoll Current: 357 Oak Point Dr, Apt 11, Juneau, WI 53039-1135 United States (Effective: 09-15-2009) Prior: 525 North Main Street, Juneau, WI 53039 United States		
2	06-24-2009	Notice of hearing Additional Text: Telephone status conference on July 24, 2009 at 10:15 am.		
3	04-23-2009	Notice Additional Text: of STC		
4	04-20-2009	Notice of hearing Additional Text: Telephone scheduling conference on June 24, 2009 at 12:30 pm.		
5	04-20-2009	Hearing Additional Text: Case called; Attorney Thomas Dosch appeared for the State; there were no other appearances; case to be set for scheduling/status after sentencing in the felony case; this case sched for 6//24/09 at 12:30 PM; (KBr)	Pfitzinger, Brian A.	
6	01-21-2009	Transcript Additional Text: of January 5, 2009		
7	01-20-2009	Order Additional Text: for remedial sancations for contempt of court	Pfitzinger, Brian A.	
8	01-05-2009	Contempt hearing	Pfitzinger, Brian A.	Mountin, Maria

Additional Text:

Defendant Robert Linendoll in court. Prosecuting Attorney Thomas L Dosch in court for the Plaintiff, State of Wisconsin; the State was heard and the defendant responded; the State calls Barbara Palecek, sworn & testifies; Exhibit #1 is not received; Exhibits #2 - 7 are offered and received; Exhibits #8 - 13 are received; exhibit 14, 15, 16 & 17 are received; State calls defendant, sworn & testifies; Recess to hear another case; Case recalled; Robert Linendoll retook the stand, continued under oath and questioning by State; Witness stepped down; the State asked for jail time and a serious fine for every day Linendoll is in violation of the cleanup occurring; the Court found the Def. in contempt with terms: the def. wants to relinquish the property to the State of Wisconsin; the State is not interested in obtaining that potentially contaminated property; the Court ordered him to six months in jail, with terms to purge; No further bringing waste on the property; the def. must provide updated financial info to the Court and State; and review in three months with the defendant's plan of how to clean up this property site; Attorney Dosch will submit an order; kkm

9	08-22-2008	Dispositional order/judgment	Pfizinger, Brian A.
10	08-22-2008	Judgment	Pfizinger, Brian A.
11	08-22-2008	Order for judgment	Pfizinger, Brian A.
12	07-23-2008	Certificate of service	
		Amount	
		\$ 0.00	
13	06-19-2008	Stipulation and Order	Pfizinger, Brian A.
		Additional Text:	
		Preliminary Injunction	
14	06-18-2008	Summons and complaint	

Wisconsin Circuit Court Access (WCCA)
State of Wisconsin vs. Andy's Roofing, LLC et al
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Court Record Events

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STATE OF WISCONSIN

CIRCUIT COURT
BRANCH 1

DODGE COUNTY

STATE OF WISCONSIN
17 West Main Street
Post Office Box 7857
Madison, Wisconsin 53707-7857,

Plaintiff,

v.

Case No. 08-CX-6

ANDY'S ROOFING, LLC,
a domestic limited liability company
525 North Main Street
Juneau, Wisconsin 53039,

Complex Forfeiture: 30109

and

ROBERT LINENDOLL
525 North Main Street
Juneau, Wisconsin 53039,

Defendants.

FILED
IN THE CIRCUIT COURT

AUG 22 2008

DODGE COUNTY, WIS
LYNN M. HRON
CLERK OF COURTS

JUDGMENT

Based on the Stipulation between the parties and upon the Court's Order, the terms of which are to be incorporated into this judgment in their entirety, judgment is hereby granted in favor of the plaintiff, State of Wisconsin, and against the defendants, Andy's Roofing, LLC, and Robert Linendoll, in the amount of \$5,000.00. This sum is comprised of forfeitures, statutory surcharges, costs, and attorney fees as follows: forfeitures of \$1,850.36 pursuant to Wis. Stat. § 289.96(3)(a), a 26% penalty surcharge of \$481.09 as provided for in Wis. Stat. § 814.75(18), a 10% environmental surcharge of \$185.04 as provided for in Wis. Stat. § 814.75(12), the \$25.00 court costs pursuant to Wis. Stat. § 814.63(1), the \$8.00 crime

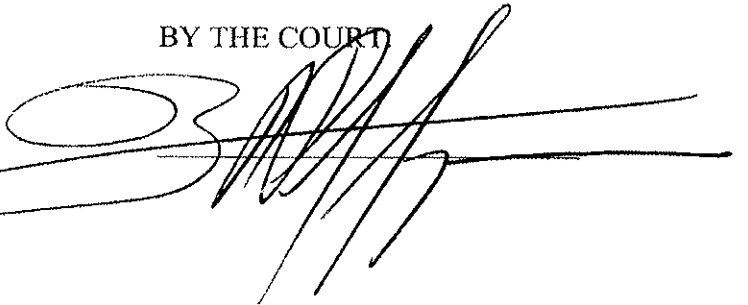

laboratories and drug law enforcement surcharge pursuant to Wis. Stat. § 814.75(3), the \$68.00 court support services surcharge pursuant to Wis. Stat. § 814.75(2), a 1% jail surcharge of 18.51 pursuant to Wis. Stat. § 814.75(14), the \$12.00 justice information system surcharge pursuant to Wis. Stat. § 814.75(15), and \$2,352.00 in costs and attorney fees as provided for in Wis. Stat. § 289.96(3)(b).

The defendants will pay the amount of \$2,648.00 in forfeitures and statutory surcharges, as described in the preceding paragraph, by check payable to the Dodge County Clerk of Circuit Court and delivered to the Clerk at the Dodge County Justice Facility, 210 West Center Street, Juneau, Wisconsin 53039-1091, within ninety (90) days of the date of entry of judgment in this case, along with a cover letter to the Court identifying the case by name and number. A copy of the check and the cover letter to the clerk identifying the case by name and number shall be simultaneously mailed as proof of payment to Assistant Attorney General Thomas L. Dosch at the Wisconsin Department of Justice, P.O. Box 7857, Madison, Wisconsin 53707-7857.

The defendants will pay the amount of \$2,352.00 in costs and attorney fees, as described above, by check payable to the Wisconsin Department of Justice and sent to Assistant Attorney General Thomas L. Dosch at the address provided in the preceding paragraph within ninety (90) days of the date of entry of judgment.

Dated this 22 day of Aug, 2008.

BY THE COURT



STATE OF WISCONSIN

CIRCUIT COURT
BRANCH 1

DODGE COUNTY

STATE OF WISCONSIN,

Plaintiff,

v.

Case No. 08-CX-6

ANDY'S ROOFING, LLC,
a domestic limited liability company,

Complex Forfeiture: 30109

and

ROBERT LINENDOLL,

Defendants.

FILED
IN THE CIRCUIT COURT

AUG 22 2008

DODGE COUNTY, WIS
LYNN M. HRON
CLERK OF COURTS

STIPULATION AND ORDER FOR JUDGMENT

STIPULATION

WHEREAS, the plaintiff State of Wisconsin, at the request of the Wisconsin Department of Natural Resources (DNR), filed a civil complaint in the Dodge County Circuit Court against the defendants, Robert Linendoll and Andy's Roofing, LLC, in which they are charged with civil violations of environmental laws at property they own and operate located at 270 East Kindt Street, Juneau, Dodge County, Wisconsin (hereinafter referred to as "the property"); and

WHEREAS, the defendants acknowledge their understanding:

1. That solid waste such as roofing debris may be disposed of only at DNR-licensed or approved facilities;

2. That the property is not licensed or approved by the DNR to be used for the storage or disposal of solid wastes and therefore may not be used for such purposes; and

3. That solid waste such as roofing debris may contain asbestos, and if so it must be disposed of in conformance with asbestos disposal regulations in Wis. Admin. Code § NR 506.10, and that roofing debris may need to be analyzed for the presence of asbestos if the contracted disposal facility requires testing for any reason, such as if the presence of asbestos in the solid waste is not assumed; and

WHEREAS, the parties desire and intend to resolve the pending litigation by stipulation;

NOW, THEREFORE, the parties enter into this stipulation and hereby agree as follows:

1. The parties to this stipulation are the plaintiff State of Wisconsin and the defendants Robert Linendoll and Andy's Roofing, LLC.

2. The Court has jurisdiction over the parties and the subject matter of this action.

3. Except as between the parties hereto, nothing contained in this stipulation and order for judgment shall be construed as an admission in any other administrative or judicial proceeding now pending or hereafter commenced.

4. As to the property owned and operated by the defendants located at 270 East Kindt Street, Juneau, Dodge County, Wisconsin:

a. The defendants agree they will refrain from storing or disposing of any additional solid wastes, such as roofing or demolition debris, at this or any other site that is not licensed or approved by the DNR for that purpose.

b. With respect to the hundreds of truckloads of roofing debris or similar solid wastes now located on the property:

i. Beginning no later than one week after receiving notice of the Court's approval of this Settlement Stipulation, the defendants shall begin the removal and lawful disposal of all such wastes at a solid waste disposal facility licensed to accept such materials, and shall continue doing so until all such solid waste materials have been removed from the property.

ii. The defendants shall remove these waste materials by use of dumpsters that are approximately sixteen cubic yards in capacity. A minimum of fifteen such dumpsters of material shall be removed from the premises and lawfully disposed of every calendar month (or such prorated parts of a month at the beginning and end of this removal process) until all such solid waste materials have been removed from the property and lawfully disposed of at a solid waste facility licensed by the DNR to accept such materials for disposal. The defendants shall maintain a complete set of records documenting all such waste removal and disposal, and upon the request of the DNR shall produce such records for inspection.

iii. The defendants shall notify the accepting licensed facility that the waste consists of roofing demolition and shall further identify the waste if so required by the landfill so that the waste can be properly disposed of.

5. The time for the defendants' performance of their obligations under this stipulation and order for judgment may be reasonably deferred by written agreement of counsel for the plaintiff. Further, the defendants shall be excused of their obligations herein to the extent that any delay is caused by circumstances beyond the reasonable control of the

defendants. Such circumstances do not include economic hardship. For purposes of this paragraph, it shall be presumed that the delay is the defendants' responsibility and the defendants shall have the burden of rebutting this presumption. In the event that any such circumstances beyond the defendants' reasonable control cause them, despite their best efforts, to remove less than fifteen sixteen-cubic yard dumpsters of wastes in a given calendar month under paragraph 4, the defendants shall remove enough additional dumpsters of such wastes by the end of the following calendar month to return their average waste removal rate for those two successive calendar months to a minimum of fifteen dumpsters per month.

6. The defendants will pay and judgment will be entered against them and in favor of the State of Wisconsin in the amount of \$5,000.00 for the violations described in the Complaint. This sum is comprised of forfeitures, statutory surcharges, costs, and attorney fees as follows: forfeitures of \$1,850.36 pursuant to Wis. Stat. § 289.96(3)(a), a 26% penalty surcharge of \$481.09 as provided for in Wis. Stat. § 814.75(18), a 10% environmental surcharge of \$185.04 as provided for in Wis. Stat. § 814.75(12), the \$25.00 court costs pursuant to Wis. Stat. § 814.63(1), the \$8.00 crime laboratories and drug law enforcement surcharge pursuant to Wis. Stat. § 814.75(3), the \$68.00 court support services surcharge pursuant to Wis. Stat. § 814.75(2), a 1% jail surcharge of \$18.51 pursuant to Wis. Stat. § 814.75(14), the \$12.00 justice information system surcharge pursuant to Wis. Stat. § 814.75(15), and \$2,352.00 in costs and attorney fees as provided for in Wis. Stat. § 289.96(3)(b).

7. The defendants will pay the amount of \$2,648.00 in forfeitures and statutory surcharges, as described in the preceding paragraph, by check payable to the Dodge County Clerk of Circuit Court and delivered to the Clerk at the Dodge County Justice Facility, 210 West Center Street, Juneau, Wisconsin 53039-1091, within ninety (90) days of the date of entry of judgment in this case, along with a cover letter to the Court identifying the case by name and number. A copy of the check and the cover letter to the clerk identifying the case by name and number shall be simultaneously mailed as proof of payment to Assistant Attorney General Thomas L. Dosch at the Wisconsin Department of Justice, P.O. Box 7857, Madison, Wisconsin 53707-7857.

8. The defendants will pay the amount of \$2,352.00 in costs and attorney fees, as described in paragraph 6, by check payable to the Wisconsin Department of Justice and sent to Assistant Attorney General Thomas L. Dosch at the address provided in the preceding paragraph within ninety (90) days of the date of entry of judgment.

9. This stipulation and order for judgment as approved by the Court shall apply to and be binding on the parties and on the successors and assigns of the parties. No change in ownership or corporate or partnership status shall in any way alter the responsibilities of the defendants under this settlement. The defendants shall take all reasonable steps to ensure that all contractors, consultants, firms, or other persons or entities acting under or for the defendants with respect to the matters in this stipulation shall comply with the terms of this stipulation and order for judgment.

10. The defendants shall be jointly and severally liable for the payment of the amounts described in paragraphs 6-8 and for compliance with paragraph 4.

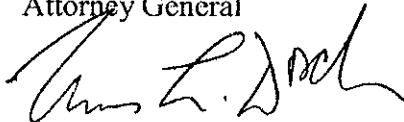
11. Compliance with the terms of this stipulation and order for judgment shall constitute full satisfaction of the defendants' (including their predecessors, successors, employees, trustees, agents, and partners) civil and criminal liability for any and all violations alleged in the Complaint.

12. The Court shall have continuing jurisdiction to enforce compliance with this stipulation and order for judgment, violations of which may be punishable under Wis. Stat. ch. 785 as a contempt of court.

13. The parties hereby waive their right to appeal the order issued pursuant hereto. Judgment incorporating the terms of this stipulation may be entered without further notice or costs to any party, and the judgment may be docketed pursuant to Wis. Stat. § 806.10(1).

Dated this 11th day of August, 2008.

J.B. VAN HOLLEN
Attorney General



THOMAS L. DOSCH
Assistant Attorney General
State Bar # 1017026

Attorneys for Plaintiff State of Wisconsin

Wisconsin Department of Justice
Post Office Box 7857
Madison, Wisconsin 53707-7857
(608) 266-0770

Dated this 4 day of 1st August, 2008.



ROBERT LINENDOLL
Individually as a Defendant, and as the
Operator and a Member of the Defendant
ANDY'S ROOFING, LLC
525 North Main Street
Juneau, Wisconsin 53039

ORDER FOR JUDGMENT

The Court approves the terms of the foregoing stipulation in *State of Wisconsin v. Andy's Roofing, LLC, and Robert Linendoll*, Case No. 08-CX-6, under which the defendants must pay \$5,000.00 in penalties, statutory surcharges, costs, and attorney fees, and must remove and dispose of solid wastes on their property as set forth in the stipulation, and directs the clerk to enter and docket the judgment accordingly.

This is a final order that disposes of the entire matter in litigation between the State of Wisconsin and Andy's Roofing, LLC, and Robert Linendoll, and is intended by the Court to be an appealable order within the meaning of Wis. Stat. § 808.03(1).

Dated this 22 day of Aug, 2008.

BY THE COURT:



Honorable Brian A. Pfitzinger
Circuit Judge, Branch I

STATE OF WISCONSIN

CIRCUIT COURT
BRANCH 1

DODGE COUNTY

STATE OF WISCONSIN,

Plaintiff,

v.

Case No. 08-CX-6

ANDY'S ROOFING, LLC,
a domestic limited liability company,

Complex Forfeiture: 30109

and

ROBERT LINENDOLL,

Defendants.

FILED
IN THE CIRCUIT COURT

JAN 20 2009

DODGE COUNTY, WIS
LYNN M. HRON
CLERK OF COURTS

ORDER FOR REMEDIAL SANCTIONS
FOR CONTEMPT OF COURT

On January 5, 2009, the Court heard the plaintiff's motion, brought pursuant to Wis. Stat. §§ 785.03(1)(a) and 785.04(1), for an order finding the defendants in contempt of court and imposing appropriate remedial sanctions for the defendants' alleged failures to comply with the requirements of paragraph 4 of the Stipulation and Order for Judgment, more specifically the defendants' alleged failures:

1. To begin removing and lawfully disposing of all wastes, such as roofing or demolition debris, on their business premises located at 270 East Kindt Street, Juneau, Dodge County, at a solid waste disposal facility licensed to accept such materials, and to continue doing so until all such solid waste materials have been removed from the property; and

2. To refrain from storing or disposing of any additional solid wastes, such as roofing or demolition debris, on their business premises.

The plaintiff State of Wisconsin appeared at the hearing by Assistant Attorney General Thomas L. Dosch. The defendant Robert Linendoll appeared *pro se* and on behalf of the defendant Andy's Roofing, LLC. Oral and documentary evidence was introduced at the hearing and the matter was submitted to the Court for decision.

THE COURT FINDS:

1. That the Order for Judgment in this matter, entered August 22, 2008, which approved and adopted the parties' settlement stipulation, was duly made.

2. That although the defendants have failed to even begin removing and lawfully disposing of any wastes, such as roofing or demolition debris, which were on their business premises at the time the Order for Judgment was entered, the evidence introduced at the January 5, 2009, hearing was not sufficient to demonstrate that this failure was an intentional contempt of court in that it appears unclear whether the defendants were financially capable of complying with this requirement of the settlement stipulation. The Court may re-examine this issue, however, after the defendants make the financial disclosure referred to below or in response to a subsequent motion of the plaintiff.

3. The defendants have intentionally violated the Order for Judgment since its entry, and therefore committed a contempt of court, by storing or disposing of additional solid wastes, including roofing or demolition debris, on their business premises.

IT IS ORDERED:

The defendant Robert Linendoll shall be imprisoned for six months in the Dodge County Jail as a remedial sanction pursuant to Wis. Stat. § 785.04(1)(b).

IT IS FURTHER ORDERED:

The foregoing order for imprisonment is stayed and may be purged in its entirety if:

1. The defendants refrain from storing or disposing of any additional solid wastes, including roofing or demolition debris, on their business premises located at 270 East Kindt Street, Juneau, Dodge County. The defendants shall promptly post a notice on their business premises and notify (and hereafter regularly remind) their employees, contractors, subcontractors, and agents of this prohibition.

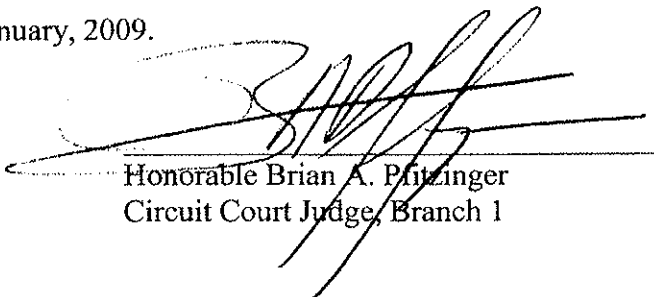
2. By no later than February 5, 2009, the defendants shall provide a full financial disclosure to the plaintiff. The disclosure shall be in the form attached to this Order and shall be mailed by that date to counsel for the plaintiff at the following address:

Thomas L. Dosch
Wisconsin Department of Justice
Post Office Box 7857
Madison, Wisconsin 53707-7857

3. At a hearing to be held at 9:00 a.m. on Monday, April 20, 2009, the defendants shall report to the Court on their plan for bringing their business premises into compliance with the requirement of the parties' stipulation that all solid wastes, including roofing or demolition debris, be removed and lawfully disposed of at a solid waste disposal facility licensed to accept such materials.

4. In the event that the Court receives an affidavit from the plaintiff which indicates that the defendants have violated this order, the Court will issue a warrant for the arrest of the defendant Robert Linendoll.

Dated this 20 day of January, 2009.



Honorable Brian A. Pfitzinger
Circuit Court Judge, Branch 1

FINANCIAL DISCLOSURE STATEMENT

TO: WISCONSIN DEPARTMENT OF JUSTICE

Dated as of _____, 2009

Name: _____

Residence Phone (____) _____

Spouse's Name: _____

Residence Address: _____

City, State & Zip Code: _____

ASSETS (Omit Cents)		LIABILITIES (Omit Cents)	
Cash and Checking	\$ _____	Accounts Payable	\$ _____
Savings Accounts	\$ _____	Notes Payable to Banks and	\$ _____
IRA or Other Retirement Account.	\$ _____	Others (Describe in Section 2)	
Accounts & Notes Receivable	\$ _____	Installment Account (Auto)	\$ _____
Life Insurance-Cash Surrender		Mo. Payments \$ _____	
Value Only (Complete Sec. 8)	\$ _____	Loan on Life Insurance	\$ _____
Stocks and Bonds	\$ _____	Mortgages on Real Estate	\$ _____
(Describe in Sec. 3)		(Describe in Sec. 4)	
Real Estate	\$ _____	Unpaid Taxes	\$ _____
(Describe in Sec. 4)		(Describe in Sec. 6)	
Automobiles-Present Value	\$ _____	Other Liabilities	\$ _____
Other Personal Property	\$ _____	(Describe in Sec. 7)	
(Describe in Sec. 5)		Total Liabilities	\$ _____
Other Assets	\$ _____	Net Worth	\$ _____
(Describe in Sec. 5)			
TOTAL	\$ _____	TOTAL	\$ _____

Department of Justice
Financial Disclosure Statement

Section 3. Stocks, Bonds, Mutual Funds and Certificates of Deposit					
Amount or Number of Shares	Name of Securities	Cost	Market Value Quotation/ Exchange	Date of Quotation/ Exchange	Total Value

Department of Justice
 Financial Disclosure Statement

Section 4. Real Estate (List each parcel separately.)			
	Property A	Property B	Property C
Type of Property			
Name and Address of Title Holder			
Date Purchased			
Original Cost			
Present Market Value			
Name and Address of Mortgage Holder			
Mortgage Account Number			
Mortgage Balance			
Amount of Payment per Month/Year			
Status of Mortgage			

Department of Justice
Financial Disclosure Statement

Section 5. Other Assets	(Describe, and if any is pledged as security, state name and address of lien holder, amount of lien, terms of payment, and if delinquent, describe delinquency.)

Section 6. Unpaid Taxes	(Describe in detail, as to type, to whom payable, when due, amount, and to what property, if any, a tax lien has or may attach.)

Section 7. Other Liabilities

Section 8. Life Insurance (Give face amount and cash surrender value of policies - name of insurance company and beneficiaries.)

Department of Justice
Financial Disclosure Statement

DOCUMENTS TO BE PRODUCED:

1. State and federal income tax returns, with all supporting schedules and documents, for tax years 2006 and 2007.
2. W-2's, check stubs or other documents showing your total income for 2008.
3. If a corporation, copies of the past year and most recent financial statements/balance sheets.

The foregoing information is true and correct to the best of my/our knowledge as of the date hereof.

Signature _____ Date: _____

Spouse's Signature: _____ Date: _____

Subscribed and sworn to before me this _____ day
of _____, 2009.

Notary Public, State of Wisconsin
My Commission expires: _____

STATE OF WISCONSIN

CIRCUIT COURT
BRANCH 1

DODGE COUNTY

STATE OF WISCONSIN
17 West Main Street
Post Office Box 7857
Madison, Wisconsin 53707-7857,

Plaintiff,

v.

Case No. 08-CX- 6

ANDY'S ROOFING, LLC,
a domestic limited liability company
525 North Main Street
Juneau, Wisconsin 53039,

Complex Forfeiture: 30109

and

FILED
IN THE CIRCUIT COURT

ROBERT LINENDOLL
a/k/a ANDY LINENDOLL,
525 North Main Street
Juneau, Wisconsin 53039,

JUN 19 2008

DODGE COUNTY, WIS
LYNN M. IRON
CLERK OF COURTS

Defendants.

STIPULATED PRELIMINARY INJUNCTION

STIPULATION

Whereas the plaintiff State of Wisconsin has commenced this action against the defendants Robert Linendoll and Andy's Roofing, LLC seeking judicial relief including the enforcement of certain state solid waste management laws at a property owned and operated by the defendants located at 270 East Kindt Street, Juneau, Dodge County, Wisconsin (hereinafter, "the property"), and more specifically, the removal and lawful disposal of all solid wastes now on the property; and

Whereas Robert Linendoll acts as the operator of the defendant Andy's Roofing, LLC, and is also one of its members and organizers; and

Whereas the plaintiff State of Wisconsin and the defendant Robert Linendoll agree that, pending the conclusion of this litigation, the defendants' handling of regulated solid wastes shall be subject to an order of the Court which adopts this stipulation; and

IT IS HEREBY STIPULATED AND AGREED that:

1. The defendants will immediately stop unloading any waste roofing materials, demolition debris or any other solid wastes on the property.

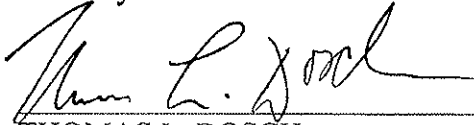
2. The defendants will store or dispose of all waste roofing materials, demolition debris waste roofing materials, demolition debris they hereafter collect in their business operations only at sites licensed by the Wisconsin Department of Natural Resources, or otherwise authorized by law, to accept such solids wastes for storage or disposal.

3. Nothing in this stipulation shall operate to prevent the plaintiff State of Wisconsin from seeking any and all additional relief requested in the complaint from the Court, including an order requiring: the removal and lawful disposal of all stored or disposed roofing waste now on the property; the testing of waste shingles now on the property for the presence of asbestos; and the proper documentation (such as receipts for tipping fees at licensed solid waste disposal facilities) of such lawful disposal.


Dated: 6-12-08

Dated: 6-12-08

J. B. VAN HOLLEN
Attorney General



THOMAS L. DOSCH
Assistant Attorney General
State Bar # 1017026
Attorneys for Plaintiff
State of Wisconsin
Post Office Box 7857
Madison, Wisconsin 53707-7857
(608) 266-0770



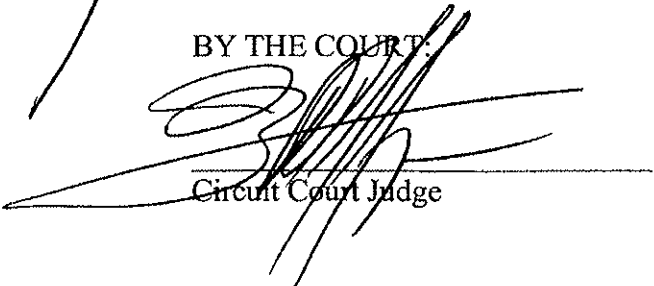
ROBERT LINENDOLL
525 North Main Street
Juneau, Wisconsin 53039
Defendant

ORDER

The terms of the foregoing Stipulation in *State of Wisconsin v. Andy's Roofing, LLC, and Robert Linendoll*, Dodge County Circuit Court Case No. 08-CX-6, are hereby approved by and made the Order of the Court.

Dated this 19 day of JUNE, 2008.

BY THE COURT:



Circuit Court Judge