

PHASE I ENVIRONMENTAL ASSESSMENT EAST CLEAR CREEK, COCONINO COUNTY, ARIZONA

Resolution Copper

Prepared for:



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EXECUTIVE SUMMARY

WestLand Resources, Inc. (WestLand), was contracted by Resolution Copper Mining, LLC (Resolution; the “User”) to perform a Phase I Environmental Site Assessment (ESA) for approximately 640 acres referred to as the East Clear Creek parcel (“the Property”). The Property is presently under non-federal ownership (Resolution), but proposed as part of a land exchange with the U.S. Forest Service (USFS) under the Southeast Arizona Land Exchange and Conservation Act of 2013. The Property comprises the entirety of Section 9 in Township 14 North, Range 12 East relative to the Gila and Salt River Meridian, in Coconino County, Arizona (**Figure 1**). The Coconino County Assessor Parcel Number (APN) for the Property is 403-13-006E. An aerial photograph showing the boundary of the Property is included as **Figure 2**. **Figure 3** shows surface management (land ownership) of the Property and vicinity. Representative ground photographs depicting the site and vicinity are provided in **Appendix A** and the locations of those photographs are shown in **Figure 4**.

This Phase I ESA has been completed in accordance with the guidelines provided in the American Society for Testing and Materials (ASTM) *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process for Forestland or Rural Property* (ASTM E 2247-16). The purpose of this work was to identify the presence or potential presence of recognized environmental conditions (RECs) resulting from past or present activities. According to ASTM guidelines, a REC is defined as “...the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property.”

Findings

Environmental Liens/Activity and Use Limitations

WestLand engaged Environmental Record Search (ERS) to conduct a search of available land title records for environmental liens and activity and use limitations (AULs) at the Property. A search for environmental liens and AULs was completed for Coconino County APN 403-13-006E; no records of environmental liens or AULs associated with the Property were identified.

Records Review

Environmental Records—WestLand contracted with ERS to conduct an electronic search of regulatory agency databases for references to the Property and surrounding lands. The database search included standard and additional federal, tribal, state, local, and supplemental database records, as well as ERS proprietary database records. The regulatory agency databases were queried by conducting a search from the boundaries of the Property to the minimum search distance recommended by the ASTM standard.

The Property did not appear on any of the databases searched.

One database record occurs within the ASTM-recommended distance from the Property boundary: a U.S. Bureau of Reclamation oil and gas well site that is less than 0.1 miles from the Property. This site is reported in the OGW-AZ database—Arizona Oil and Gas Wells identified by the Arizona Geological Survey. The records provided for this site indicate that a permit was obtained to drill a well reportedly used for stratigraphic testing in May 1966 (geologic exploration in connection to potential oil and gas development). The lease number associated with this site is “01 Mack’s Crossing” which refers to the name of a river crossing west of the west boundary of the Property. This record does not suggest this well is associated with monitoring or testing for releases of hazardous materials or petroleum products. It is possible that lubricants and fuel could have been spilled on adjoining land when this well was drilled, but any releases would likely be of a *de minimis* nature.

Prior Environmental Report—Two prior Phase I ESAs have been conducted at the Property. The first Phase I ESA was conducted by Golder Associates Inc. in May 2005 (Golder 2005), which concluded that there was a low environmental risk associated with the Property and that no further investigation or remedial action were warranted at that time. Anecdotal information refers to timber harvesting at the Property in the past. The only potential environmental concerns identified by Golder were: 1) the unlikely possibility that upstream activities might introduce contaminants in East Clear Creek. The Property owner would not be liable for this potential contamination, though the Property could be adversely affected; and 2) lubricants and fuel could have been spilled on the Property during the years in which active logging occurred. Golder concluded that these releases, if extant, were and continue to be of a *de minimis* nature. WestLand conducted another Phase I ESA in September 2016 which also revealed no evidence of a potential REC in connection with the Property (WestLand 2016b).

Physical Setting

The Property is located along the canyon floor and adjacent upland areas of East Clear Creek, approximately 30 miles north of Payson and 38 miles southwest of Winslow in Coconino County. The Property comprises approximately 640 acres. The Property lies in the East Clear Creek-Clear Creek sub-basin within the Little Colorado River watershed. The Property is located within the Little Colorado River sub-basin of the Little Colorado River Plateau groundwater basin, which covers a large swath of land in Coconino, Navajo, and Apache counties in Arizona. Groundwater flow direction is from south to north in this portion of the basin.

East Clear Creek flows eastward through the Property and vicinity, and has carved a canyon approximately 600 feet deep through Precambrian sedimentary rocks of the plateau. Numerous named and unnamed tributaries both on- and off-site display similar landform characteristics. The Property elevation ranges from approximately 6,195 feet above mean seal level (amsl) in the streambed as it exits the Property near the northeastern corner to approximately 6,820 feet amsl in the uplands near both the southwestern and the northwestern corners.

The Arizona Department of Water Resources (ADWR) Well Registry spatial database was queried to review any data for wells within the boundaries of the Property. There are no registered wells at the Property. Numerous wells are registered with the ADWR in the adjacent section to the northwest (Section 5), which contains a portion of the Starlight Pines rural residential subdivision. Most of these wells are between 600 feet and 800 feet deep, with water levels typically ranging between 500 feet and 650 feet below ground surface (bgs) (ADWR 2020)¹.

The ADWR Well Registry indicates there are no water wells at the Property, including water quality monitoring wells. In 2015, a surface water quality monitoring station was observed by WestLand on adjoining land in Section 8 near the northwestern corner of the Property. Analytical results from water quality sampling at this location in 1976 suggest that all chemical constituents in East Clear Creek are within acceptable water quality standards for the support of cold water fisheries habitat (Golder 2005). More recent data from the EPA suggests that water quality in East Clear Creek is fully supportive of agricultural use; fish, shellfish, and wildlife protection and propagation; and primary contact recreation (Golder 2005).

Historical Use

WestLand identified a Bureau of Land Management (BLM) record maintained by the General Land Office (GLO) for a Record of Patent (BLM 1955) for the Property (and extensive other tracts of land) to the Santa Fe Pacific Railroad Company pursuant to the Act of July 27, 1866, for the purpose of constructing a railroad and telegraph line from Missouri and Arkansas to the Pacific Coast. There is no evidence the Property was developed in connection with the railroad or that railroad facilities or the telegraph line occur on adjoining Property or immediately upstream of the Property (WestLand 2016b).

According to the ownership history records provided by the Coconino County Assessor's Office, the parcel was split from APN 403-13-006C. Phelps Dodge Company owned the Property from at least 1970 until 2001, when it was sold to Blue Ridge 800 LLC and on the same day Canyon Point LLC. Clear Creek 640 LLC acquired the Property in 2002 and sold it to the Trust for Public Land in 2005, and on the same day, the Trust for Public Land sold the Property to Swift Current Land & Cattle LLC, a subsidiary of Resolution (Coconino County Assessor 2020)². On March 24, 2020, the deed was transferred from Swift Current Land & Cattle LLC to Resolution. Available information suggests that none of these latter owners used the Property for any active purpose. It is likely that after divestment by the railroad company, the Property was held for water rights or investment purposes but has been used informally by the public (e.g., trespassers) for the recreational purposes.

¹ Accessed online July 30, 2020.

² Accessed online July 30, 2020.

According to the Ecological Overview prepared in 2017 (WestLand 2017), the Property has not been developed but has been subject to logging, grazing, and dispersed recreational use (i.e., hunting, fishing, camping). While it is known that logging took place in the vicinity during the 1980s, as discussed below, and that the Property was used for grazing, though timing is undetermined, it is not known to whom either of these activities is attributed. Additionally, there is no evidence of homesteading or other residential use of the Property. The upland areas exhibit mature, possibly second growth, forest, whereas the canyon floor is characterized by riparian vegetation. The perennial stream supports aquatic fauna (i.e., fish and crayfish) and is known as a fishing destination both on- and off-site (WestLand 2017).

WestLand reviewed a previous cultural resource inventory report available for the Property that includes archaeological research and results of prior record searches (WestLand 2016a). No historical cultural resources sites were identified within the Property. One historical feature was identified just outside the Property. The GLO plat surveyed in 1893 depicts a “Log House” in the southwest quarter of the southwest quarter of Section 4, Township 14 North, Range 12 East, just north of the Property. Cultural resources surveys completed since the 1970s for the Property and vicinity provide some indication of planned use of land in the area but not specifically within the Property. Two of the surveys were associated with timber sales in the area. One prior survey was for the construction of stock tanks associated with grazing allotments on adjoining land.

Logging has historically been conducted in the vicinity of the Property, with the most recent timber sale (identified as the Holder sale, along FR 137 south of the Property) in the late 1980s (USFS 1987). The Coconino National Forest is included in the Four Forest Restoration Initiative (4FRI), a comprehensive plan to create landscape-scale restoration approaches that will provide for fuels reduction, forest health, and wildlife and plant diversity (USFS 2017). No records indicate that any 4FRI projects have been conducted at the Property.

A stock tank near the southern Property boundary indicates that the Property has been used for grazing; it is also within the Bar T Bar grazing allotment (AGFD 2015) but has not been used for grazing for at least 10 years (Dan Mead, Integrity Land and Cattle, LLC pers. comm to S. Richman in 2016; WestLand 2016b). Any releases of hazardous material or petroleum products in connection to logging, grazing, or recreational activities at the Property and in the immediate vicinity of the Property if they occurred, would likely be of a *de minimis* nature.

Site Reconnaissance

WestLand engineer, Patrick Mette, and environmental specialist, Samantha Blonder, conducted field reconnaissance of the Property on July 16, 2020 to observe current site conditions and existing environmental conditions for the Property. Access to the Property is only provided by primitive dirt roads or overland hiking across rugged terrain. Anthropogenic improvements on the Property were not observed with the exception of roads and informal fire pits; some scattered debris was found in

areas north of the Property. The southside of the parcel was inaccessible due to restrictions and closures related to fire safety in Coconino County; these restrictions are temporary, and this area is generally accessible when the risk of forest fire in the area is negligible. As this area has minimal access and recreational use, no changes are expected from the 2016 site reconnaissance. Field observations were consistent with the findings of WestLand's historical review of the Property and surrounding properties.

Interviews

WestLand interviewed the report User and Owner. The representative for Resolution, Sterling Hundley, indicated that to his knowledge, the Property has been vacant and not used for development other than historical use for recreation and logging. Mr. Hundley states that there has been no evidence, nor any knowledge, to suggest that hazardous materials or petroleum products were stored or used at the Property. There is a possibility that small quantities of hydrocarbons were stored or used on site during past logging; however, no evidence of any storage or use of these products on the Property has been identified. No other commonly known or reasonably ascertainable information relevant to potential RECs was provided by the User.

On August 6, 2020, WestLand contacted representatives for the USFS and requested that the User Questionnaire also be completed by the USFS for the Property in support of the Southeastern Land Exchange and Conservation Act of 2013. As of the date of this report, the questionnaire has not yet been returned. If the User Questionnaire is received after this report is finalized, it may be incorporated into the Phase I ESA report as an addendum to assist the USFS in qualifying for landowner liability protections.

WestLand also contacted the Blue Ridge Fire District to inquire about any responses to the Property or adjoining properties in connection with hazardous material or petroleum product spills or storage at or near the Property. On August 10, 2020, WestLand requested records from the Fire Chief via email (firechief@brfdaz.com). At the time this report was submitted, a response to this request had not yet received. However, for the 2016 Phase I ESA on April 22, 2016, WestLand contacted Cat Sobel (info@brfdaz.org) who reported that the Blue Ridge First District has no knowledge of spills or storage at the Property or on land in the immediate vicinity.

In 2016, Mr. Dan Mead, a land specialist for Integrity Land and Cattle, LLC, who is familiar with the Property, was not interviewed for this Phase I ESA but information provided by him for other reports on the Property was incorporated as appropriate. Based on the knowledge of, and experience related to, the Property, none of the interviewees were aware of indicators that point to the likely presence of contamination on the Property. None of the interviews revealed information that indicated the likely presence of contamination on the Property.

As part of previous Phase I ESA inquiries for the Property, the User provided copies of title information including an ALTA Standard Owners 1992 policy of insurance, dated April 15, 2005, and

amended May 17, 2005. The title documents include a list of Schedule B requirements and exceptions which typically list known land encumbrances (i.e., taxes, deed restrictions, easements, liens) and may provide an indication of the potential for contamination at the Property. Based on WestLand's review of the listed standard and specific encumbrances, none indicate the release, or threat of release, of hazardous material or petroleum product at the Property.

Recognized Environmental Conditions

WestLand has performed this Phase I ESA in conformance with the scope and limitation of ASTM E 2247-16 for the Property. This assessment has revealed no evidence of RECs in connection with the Property.

I. INTRODUCTION

WestLand Resources, Inc. (WestLand), was contracted by Resolution Copper Mining, LLC (Resolution; the “User”) to perform a Phase I Environmental Site Assessment (ESA) for approximately 640 acres referred to as the East Clear Creek parcel (“the Property”). The Property comprises the entirety of Section 9 in Township 14 North, Range 12 East, relative to the Gila and Salt River Baseline and Meridian, in Coconino County, Arizona (**Figure 1**). The Coconino County Assessor Parcel Number (APN) for the Property is 403-13-006E.

I.1. PURPOSE

The purpose of this investigation was to conduct an assessment of the Property and surrounding areas to identify Recognized Environmental Conditions (RECs) potentially resulting in environmental impacts to the Property. According to the American Society for Testing and Materials (ASTM) E 2247-16 *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process for Forestland or Rural Property*, a recognized environmental condition is defined as: “...the presence or likely presence of any hazardous substances or petroleum products on a property under conditions that indicate an existing release, a past release, or a material threat of a release of any hazardous substances or petroleum products into structures on the property or into the ground, groundwater, or surface water of the property.” This term includes hazardous substances or petroleum products even under conditions in compliance with laws. The term is not intended to include *de minimis* conditions that generally do not present a threat to human health or the environment and that generally would not be the subject of an enforcement action if brought to the attention of appropriate government agencies. Conditions determined to be *de minimis* are not RECs.

The results of an investigation may be used as part of the due diligence investigation for prospective property owners promulgated pursuant to the Comprehensive Environmental Response, Compensation, and Liability Act of 1980 (CERCLA, a.k.a. Superfund), the Superfund Amendments and Reauthorization Act of 1986 (SARA), and the Small Business Liability Relief and Brownfield’s Revitalization Act of 2002 (the Brownfield Amendments). This Phase I ESA is intended to assist the User in satisfying the requirements to qualify for the innocent landowner, contiguous property owner, or bona fide prospective purchaser limitations of CERCLA. The Property owner has continuing obligations, if applicable, to receive liability protections in addition to the All Appropriate Inquiry (40 CFR Part 312). The continuing obligations include: 1) compliance with land use restrictions; 2) not impeding the effectiveness or integrity of institutional controls; 3) taking reasonable steps to prevent releases; 4) providing assistance and access to the U.S. Environmental Protection Agency (EPA), state, or other parties conducting response or restoration actions; 5) complying with CERCLA information requests and subpoenas; and 6) providing legally required notices.

I.2. SCOPE OF SERVICES

This Phase I ESA has been completed in accordance with the guidelines provided in the ASTM *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process for Forestland or Rural Property* (ASTM E 2247-16). This standard satisfies the requirements of the EPA All Appropriate Inquiry provisions, which became effective November 1, 2006 (40 CFR Part 312). This protocol requires the review of readily available environmental records, historical and current land use, interviews with persons knowledgeable about the Property, and a field reconnaissance to observe on-site conditions and adjoining properties.

The User of this report has responsibilities for addressing some of the mandatory provisions of the standard. ASTM E 2247-16 Section 6 (User's Responsibilities) describes tasks that will help identify the possibility of RECs in connection with the Property that do not require the expertise of an environmental professional, including checking title records for environmental liens and activity and use limitations (AULs). The User provided certain title records to WestLand. WestLand also commissioned a search for environmental liens and AULs by a title professional on behalf of the User; see **Section 3** of this report.

This Phase I ESA does not assess ASTM non-scope considerations, including asbestos-containing building materials, radon, lead-based paint, lead in drinking water, wetlands, regulatory compliance, cultural and historic resources, industrial hygiene, health and safety, ecological resources, endangered species, indoor air quality (including vapor intrusion), biological agents, mold, or other nuisances.

I.3. LIMITATIONS AND EXCEPTIONS

This Phase I ESA evaluates potential sources of hazardous substances or petroleum products that could be considered a REC and a liability due to their presence in significant concentrations, or the potential for contamination migration through exposure pathways. Unless otherwise noted, this assessment did not include any testing or sampling of materials. Hazardous substances occurring naturally are not typically considered. This report is intended to provide further recommendations regarding potential RECs related to the Property; conclusive identification of hazardous substances and petroleum products can be accomplished only through sampling and laboratory analysis.

Field reconnaissance does not provide information regarding potential sources of contamination below the ground surface. However, in cases of subsurface contamination, aboveground indicators such as obvious stress to plant life or staining are noted. All findings are based on observations and information collected at one point in time and is based on conditions during the site visit. A change of those conditions may alter the findings and conclusions of this report.

A Phase I ESA cannot, within its scope of assessment, wholly eliminate uncertainty regarding the potential presence of RECs. WestLand believes that the information in this report is reliable; however,

WestLand cannot guarantee that the information provided by all the sources contained in this report is complete and accurate. This report is intended to decrease, but not eliminate, uncertainty regarding the potential for RECs in connection with a property given reasonable limits of cost and time, and in a manner consistent with the customary practices of the environmental consulting industry, under similar circumstances at the time services were performed and in similar localities. It should be noted that the conditions at the Property could change as a result of natural processes or be altered by human activities at the Property and/or nearby sites.

I.4. SPECIAL TERMS AND CONDITIONS

No special terms or conditions are associated with this report.

I.5. USER RELIANCE

This Phase I ESA has been prepared for use by Resolution and the U.S. Forest Service (USFS). It may not be relied upon by any other person or entity without the written consent of WestLand.

I.6. CONTINUED VIABILITY

ASTM E 2247-16 guidelines require that certain components of a Phase I ESA be completed less than 180 days prior to the date of acquisition or the intended transaction if no acquisition is involved; therefore, its useful life is limited. The following components of the Phase I ESA are presumed valid only within 180 days prior to the date of acquisition or other intended transaction:

- Interviews
- Searches for environmental liens
- Government records review
- Site reconnaissance
- Declaration by the environmental professional

Other components of the Phase I ESA are valid for 1 year. The above-listed components can be updated separately in order to eliminate redundant environmental due diligence efforts within 1 year. After 1 year has passed, all Phase I ESA components should be redone. The prior Phase I ESA report may be used as a reference during completion of the new investigation and analysis.

2. SITE DESCRIPTION

This section describes the location, general characteristics, and current uses of the Property. The current uses of adjoining properties are also described. Photographs depicting the Property and vicinity are provided in **Appendix A**. A recent aerial photograph depicting the Property and vicinity is provided in **Figure 2**. **Figure 3** provides surface management (land ownership) information. The

approximate locations of the ground photographs taken during the site reconnaissance shown in **Appendix A** are provided in **Figure 4**.

2.1. LOCATION AND LEGAL DESCRIPTION

The Property is located along the canyon floor and adjacent upland areas of East Clear Creek approximately 30 miles north of Payson and 38 miles southwest of Winslow in Coconino County. The Property is located in Section 9 of Township 14 North, Range 12 East, relative to the Gila and Salt River Meridian, Coconino County, Arizona (**Figure 1**). The Coconino County APN for the Property is 403-13-006E.

2.2. SITE AND VICINITY GENERAL CHARACTERISTICS

The Property consists of approximately 640 acres including a 2.3-mile perennial reach of East Clear Creek in a narrow canyon. The Property also includes additional minor tributaries to East Clear Creek that are likely ephemeral to intermittent. The Property is a private inholding surrounded by Coconino National Forest lands. There is no evidence of homesteading or other residential use of the Property itself. The Property has been subject to logging, grazing, and dispersed recreational use (i.e., hunting, fishing, camping). A residential subdivision is diagonally adjacent to the Property, in Section 5 of Township 14 North, Range 12 East, with the nearest home approximately 200 feet from the northwest corner of the Property.

2.3. CURRENT USE OF THE PROPERTY

Currently, the Property is used as open space, with no formal developed use. There are indications of recreational use such as camping, hiking, and off-road vehicles at the Property.

2.4. DESCRIPTION OF STRUCTURES, ROADS, AND OTHER IMPROVEMENTS ON THE SITE

Developed features at the Property are limited. Access to the Property is only provided by primitive dirt roads or overland hiking across rugged terrain. Developed features include dirt roads and campfire pits. A stock tank near the southern Property boundary indicates that the Property has been used for grazing; it is also within the Bar T Bar grazing allotment (AGFD 2015) but has not been used for grazing for many years (Dan Mead, Integrity Land and Cattle, LLC pers. comm to S. Richman in 2016; WestLand 2016b).

2.5. CURRENT USES OF ADJOINING PROPERTIES

Adjoining properties are mostly comprised of federal lands managed as open space by the USFS as part of the Coconino National Forest. Starlight Pines, a low-density rural residential subdivision, occupies a section of land adjoining the Property to the northwest (**Figure 3**). A privately held section also occurs to the southeast (**Figure 1**).

3. USER PROVIDED INFORMATION

The report User and landowner is Resolution who provided relevant information about the Property. The User and Owner representative is Sterling Hundley. A copy of the User Questionnaire is provided as **Appendix B**.

On August 6, 2020, WestLand contacted representatives for the USFS and requested that the User Questionnaire also be completed by the USFS for the Property in support of the Southeastern Land Exchange and Conservation Act. As of the date of this report, the questionnaire had not yet been returned. If the User Questionnaire is received after this report is finalized, it may be incorporated into the Phase I ESA report as an addendum to assist the USFS in qualifying for landowner liability protections.

3.1. TITLE RECORDS

The report User previously provided copies of title information in connection to the Property including an ALTA Standard Owners 1992 policy of insurance, dated April 15, 2005, and amended May 17, 2005 (**Appendix C**). This policy appears to have been issued for the land transaction between Swift Current Land & Cattle LLC from Clear Creek 640, LLC. The title documents include a list of Schedule B requirements and exceptions which typically list known land encumbrances (i.e., taxes, deed restrictions, easements, liens) and may provide an indication of the potential for contamination at the Property. As discussed in **Section 4.2**, based on WestLand's review of the listed standard and specific encumbrances, none readily indicate the release or threat of a release of a hazardous material or petroleum product at the Property.

WestLand reviewed the current deed for the Property. The Warranty Deed for the Property was executed March 24, 2020, and recorded April 8, 2020, conveying ownership from Swift Current Land & Cattle LLC to Resolution Copper, a Delaware limited liability company. A copy of the deed is included with **Appendix D**.

WestLand identified a Bureau of Land Management (BLM) record maintained by the General Land Office for a Record of Patent (BLM 1955) for the Property (and extensive other tracts of land) to the Santa Fe Pacific Railroad Company pursuant to the Act of July 27, 1866, for the purpose of constructing a railroad and telegraph line from Missouri and Arkansas to the Pacific Coast. There is no evidence the Property was developed in connection with the railroad or that railroad facilities or the telegraph line occur on adjoining Property or immediately, upstream of the Property (WestLand 2016b).

According to the previous ownership history records from the Coconino County Assessor's Office, the parcel was split from APN 403-13-006C. Phelps Dodge Company owned the Property from at least 1970 until 2001, when it was sold to Blue Ridge 800 LLC and on the same day Canyon Point LLC.

Clear Creek 640 LLC acquired the Property in 2002 and sold it to the Trust for Public Land in 2005, and on the same day the Trust for Public Land sold the Property to Swift Current Land & Cattle LLC, a subsidiary of Resolution. Available information suggests that none of these latter owners used the Property for any active purpose. It is likely that after divestment by the railroad company the Property was held for water rights or investment purposes but has been used informally by the public (e.g., trespassers) for the recreational purposes.

3.2. ENVIRONMENTAL LIENS OR ACTIVITY AND USE LIMITATIONS

The User is not aware of any environmental liens or activity and use limitations (AULs) for the Property. On June 18, 2020, WestLand engaged Environmental Record Search (ERS), to conduct a search of available land title records for environmental liens and AULs at the Property. A search for environmental liens and AULs was completed for Coconino County APN 403-13-006E; no records of environmental liens or AULs associated with the Property were identified (**Appendix D**).

3.3. SPECIALIZED KNOWLEDGE

The User indicated they do not have personal or institutional knowledge of environmental concerns at the Property.

3.4. COMMONLY KNOWN OR REASONABLY ASCERTAINABLE INFORMATION

The User reported recreational use and logging are historic uses thought to have occurred at the Property. There has been no evidence, nor any knowledge, to suggest that hazardous materials or petroleum products were stored or used at the Property. The User notes that there is a possibility that small quantities of hydrocarbons were stored, used, or released on site during past logging; however, no evidence of any storage or use of these products on the Property has been identified. The User also noted that it is possible that small incidental releases associated with the potential use of hydrocarbons may have occurred, though no evidence of any such releases is known. No other commonly known or reasonably ascertainable information relevant to potential RECs was provided by the User.

3.5. VALUATION REDUCTION FOR ENVIRONMENTAL ISSUES

The User reports there is no information indicating that the value of the property will be reduced as a result of environmental issues.

3.6. REASON FOR PERFORMING A PHASE I ESA

The User states that the Phase I ESA was being performed to identify RECs requiring additional investigation relating to a land exchange property transaction with the USFS under the Southeast Arizona Land Exchange and Conservation Act of 2013.

3.7. OTHER

Based on the User's knowledge of, and experience related to the Property, no obvious indicators point to the presence or likely presence of contamination on the Property of which the User is aware. No other information relevant to potential RECs was provided by the User.

4. RECORDS REVIEW

WestLand reviewed a variety of regulatory records to determine if any past uses of the Property or uses within adjoining areas may have led to RECs on the Property.

4.1. ENVIRONMENTAL RECORD SOURCES

WestLand contracted with ERS to conduct an electronic search of regulatory agency databases for references to the Property and surrounding lands. The database search (RecCheck Area Report Results) was conducted on June 18, 2020, and included standard and additional federal, tribal, state, local, and supplemental database records, as well as ERS proprietary database records. The regulatory agency databases were queried by conducting a search from the boundaries of the Property to the minimum search distance recommended by the ASTM standard. A copy of the ERS environmental reports that describes the databases searched, search distances, record details for the search results, and the dates the databases were last updated are provided in **Appendix E**.

The Property did not appear on any of the databases searched. One database record occurs within the ASTM-recommended distance from the Property boundary: a U.S. Bureau of Reclamation oil and gas well site that is less than 0.1 miles from the Property. This site is reported in the OGW-AZ database—Arizona Oil and Gas Wells identified by the Arizona Geological Survey. The records provided for this site indicate that a permit was obtained to drill a well reportedly used for stratigraphic testing in May 1966 (geologic exploration in connection to potential oil and gas development). The lease number associated with this site is “01 Mack’s Crossing” which refers to the name of a river crossing west of the west boundary of the Property.

4.2. PRIOR ENVIRONMENTAL REPORTS

A prior Phase I ESA was conducted by Golder Associates Inc. in May 2005 (Golder 2005), the results of which indicated that there was a low environmental risk associated with the Property and that no further investigation or remedial action were warranted at that time. The only potential environmental concerns identified by Golder were:

1. The unlikely possibility that upstream activities might introduce contaminants in East Clear Creek. The site owner would not be liable for this potential contamination, though the Property could be adversely affected.
2. Lubricants and fuel could have been spilled on the Property during the years in which active logging occurred. These releases, if extant, would be of a *de minimis* nature.

Another Phase I ESA was conducted by WestLand in September 2016 that revealed no evidence of a potential REC in connection with the Property. Additionally, the 2016 assessment did not identify any historical or controlled RECs, nor any *de minimis* conditions, for the Property (WestLand 2016b).

4.3. PHYSICAL SETTING

The Property's physical setting was reviewed by WestLand to gain a comprehensive understanding of the Property's geophysical characteristics. These geophysical characteristics, including surface topography, soils, geology, hydrology, and hydrogeology would inform the potential for migration of hazardous substances and petroleum products.

The Property is situated within the Colorado Plateau physiographic province north of the Mogollon Rim in central Arizona. East Clear Creek flows eastward through the Property, and vicinity, and has carved a canyon approximately 600 feet deep through Precambrian sedimentary rocks of the plateau. Numerous named and unnamed tributaries both on- and off-site display similar landform characteristics. The Property elevation ranges from approximately 6,195 feet amsl in the streambed as it exits the Property near the northeastern corner to approximately 6,820 feet amsl in the uplands near both the southwestern and the northwestern corners.

The East Clear Creek watershed between C.C. Cragin Dam and Reservoir (approximately 7.5 river miles upstream of the Property) and the Property encompasses approximately 37.7 square miles. The highest elevations within the upper reaches of this watershed are Moqui Ridge (7,435 feet) and an unnamed point on the Mogollon Rim above the headwaters of Yeager Canyon (7,905 feet), both southwest of the Property. The main upstream tributaries are streams in Moqui Draw, Yeager Canyon, Barbershop Canyon, Dick Hart Draw, Houston Draw, Bear Canyon, General Springs Canyon, and Miller Canyon. Downstream tributaries are streams in Leonard Canyon and Wilkins Canyon, as well as Willow Creek.

Similar to most streams in this area of the Colorado Plateau, East Clear Creek follows a meandering path in a generally northeasterly direction toward the Little Colorado River. The Little Colorado River drains the Holbrook Basin, a large geologic feature tilted slightly to the northwest. At the landscape-scale the Colorado Plateau surface in this area is flat to gently rolling but is locally incised by small- to medium-sized streams. The stream canyons are typically up to 600 feet deep and, depending on geologic substrate, canyon walls may be steeply sloped up to and including vertical cliff faces.

Through the Property, East Clear Creek displays characteristics similar to its up- and downstream segments. The channel displays a high degree of sinuosity, 2.24, as it travels approximately 12,150 feet over a straight-line distance of 5,400 feet. The channel bed of Cave Creek within the Property is relatively level (0.005-percent gradient), dropping only approximately 65 feet in that distance. The elevation of East Clear Creek channel as it enters the western, upstream portion of the Property is approximately 6,260 feet. As it leaves the eastern lowest portion of the Property, the elevation is 6,195 feet.

4.3.1. Soils

Soil data provided by the National Cooperative Soil Survey through Web Soil Survey (Soil Survey Staff 2020)³ indicate that the Property is located within six soil complexes, including Wildcat soils and the Jack-Tortugas complex. The soil complexes occur on high mountainous areas of the Coconino and Colorado plateaus. Limestone and sandstone rock comprise (Ls) 80 percent of the Property's acreage.

Wildcat soils (WcB) formed in residuum weathered from Coconino sandstone or Kaibab formation. Wildcat soils are on upland exposures of sandstone with slopes that range from 1 to 15 percent. They are gravelly fine sandy loam and somewhat poorly drained, with slow to very slow permeability.

The Jack-Tortugas complex (JtE) is well drained with moderate to low permeability. Jack soils comprise 30 percent and Tortugas soils approximately 25 percent of this complex. The Jack series consists of deep, well-drained soils on uplands. Slopes are dominantly 0 to 15 percent and range from 0 to 45 percent. Permeability is slow. The Tortugas series consists of very shallow and shallow, well-drained, moderately rapid permeability soils formed from limestone, calcareous sandstone, and shale on gently rolling ridges to very steep hills. Slopes are 0 to 75 percent.

The other soil complexes each comprise less than 2 percent of the Property's acreage (Soil Survey Staff 2020).

4.3.2. Geology

The geology of East Clear Creek within the Leonard Canyon 7.5-minute quadrangle has not been mapped in detail. Darton was the first to map the region, and named many of the major geologic units (Darton 1910). At the regional level, Darton mapped the reach of East Clear Creek that encompasses the Property as Permian-age Kaibab limestone. This unit covers a broad swath of the Colorado Plateau in an arc through the southwestern portion of the Holbrook Basin. Quaternary and Tertiary volcanic rocks lie farther to the west and southwest, defining the western edge of the basin. Later mapping identified the Kaibab unit extending throughout the southwestern U.S., ranging from northern Arizona into southern Utah, eastern-central Nevada, and southeastern California.

The surface geology underlying the Property is mapped as Permian sedimentary rocks (270-280 Ma) (Arizona Geological Survey 2020)⁴. Permian sedimentary rocks consist of gray to tan, cherty limestone of Kaibab and Toroweap Formations, and underlying white to tan, fine-grained Coconino Sandstone. Limestone was deposited in a shallow sea and sandstone was deposited in near-shore dunes and beach settings (Richard et al. 2000).

³ Accessed online on July 30, 2020.

⁴ Accessed online on July 30, 2020.

No faults have been mapped by the Arizona Geological Survey on or near the Property. As described above, East Clear Creek follows a sinuous path for much of its length, including through the Property, and likely does not follow a fault line.

4.3.3. Hydrology

The Property lies in the East Clear Creek-Clear Creek sub-basin within the Little Colorado River watershed. The watershed occupies much of the northeastern portion of Arizona. The Little Colorado River is the main drainage for the basin.

The East Clear Creek channel within the Property is identified as a substantial perennial tributary of the Little Colorado River located approximately 71 river miles downstream (generally northeast) of the Property. The Property also includes additional minor tributaries that are likely ephemeral to intermittent. Water was flowing through the entire length of East Clear Creek that lies within the Property during field visits completed by WestLand in 2015, 2016, and 2020. A U.S. Geological Survey (USGS) stream flow gauge on East Clear Creek below the confluence with Willow Creek, some 9.5 miles downstream of the Property and within a 317-square mile watershed, indicates wide monthly variations in flow over the course of the year (USGS 2020). Peak flows at the station occur in February and March; the lowest flows occur in June and July. Notably, low flows in these and other months can be zero, indicating that whatever base flow is released from the C.C. Cragin Dam and Reservoir is lost over the distance from the dam to the gauge. Peak flows are likely due to snowmelt in higher elevation portions of the basin, flowing through numerous tributaries to East Clear Creek. It appears that the main stem of East Clear Creek itself does not contribute substantively to the peak flows, as the dam intercepts snowmelt from upstream of that location and apparently does not typically overtop.

The USGS stream gauge in East Clear Creek at Willow Creek records a more variable stream flow at that location than expected at the Property. It is possible that natural conditions present broadly through the 317-square mile watershed that reports to that gauge outweigh the effects of the C.C. Cragin Dam and Reservoir on the 109-square-mile watershed that reports to the Property.

The National Wetlands Inventory Map identifies approximately 14.15 acres of wetlands within the Property (USFWS 2020).

The Property is mapped by FEMA as Zone X, an area of minimal flood hazard.

4.3.4. Hydrogeology

As described in **Section 4.3.3**, the Property is located within the Little Colorado River sub-basin within the Little Colorado River Plateau groundwater basin, which covers a large swath of land in Coconino, Navajo, and Apache counties. Groundwater flow direction is from south to north in this portion of the basin. There are three regional aquifers within the watershed including D-, N-, and C-aquifers. The Property is located within the regional C-aquifer. This aquifer is located in sedimentary

formation of sandstone and limestone that are stacked and separated by impermeable shales and siltstones described in **Section 4.3.2**. Recharge to the aquifer occurs primarily along mountain fronts along the southern periphery of the basin (ADWR 2009, WestLand 2016b). The C-aquifer is considered in hydrostatic equilibrium (steady-state); however, local groundwater sinks or cones of depression are developing in areas of heavy pumpage (ADWR 2009, WestLand 2016b).

The Arizona Department of Water Resources (ADWR) Well Registry spatial database was queried to review any data for wells within the boundaries of the Property. There are no registered wells at the Property. A total of 47 wells were identified within a 1-mile radius of the Property (ADWR 2020). Water level records for these wells generally range between 500 and 700 feet bgs. The average depth to water is 582 feet. The median well yields from large wells (greater than 10-inch) is 500 gpm for the entire basin.

Numerous wells are registered with the ADWR in the adjacent section to the northwest (Section 5), which contains a portion of the Starlight Pines subdivision, described above. These wells presumably produce water to support the residences in the subdivision. Most of these wells are between 600 feet and 800 feet deep, with water levels typically ranging between 500 feet and 650 feet bgs.

No groundwater quality data was available for the Property. The ADWR Well Registry indicates there are no water quality monitoring wells at the Property or in the immediate vicinity of the Property. However, in 2015, a surface water quality monitoring station was observed by WestLand during other site visits completed for the Property, on adjoining land in Section 8, near the northwestern corner of the Property. The ADWR online Well Registry (ADWR 2020) does not identify any wells within Section 8. Analytical results from surface water quality sampling in 1976 suggest that all chemical constituents in Clear Creek are within acceptable water quality standards for the support of cold water fisheries habitat (Golder 2005). More recent data from the EPA suggests that water quality in East Clear Creek is fully supportive of agricultural use; fish, shellfish, and wildlife protection and propagation; and primary contact recreation (Golder 2005).

4.4. HISTORICAL USE INFORMATION ON THE PROPERTY AND ADJOINING PROPERTIES

The purpose of reviewing historical sources is to develop a history of the previous uses of a property and surrounding area in order to help identify past uses that may have led to RECs in connection with the Property. According to the ASTM standard, obvious uses of a property shall be identified from the present back to the property's first developed use, or back to 1940, whichever is earlier. This requires reviewing only as many standard historical sources as are reasonably ascertainable and likely to be useful.

4.4.1. Historical Topographic Maps

WestLand reviewed USGS topographic maps of the Property and its vicinity dated 1965, 1998, and 2014 (**Appendix F**). USGS topographic map coverage for the Property is provided on the Leonard Canyon 7.5-minute quadrangles at a 1:24,000 scale. Topographic maps depict both natural and developed features, including wells, structures, and other indications of historical use. The summary below presents WestLand's review of the identified mapped features on or near the Property in chronological sequence.

The 1965 Leonard Canyon quadrangle depicts the Property and surrounding area to the east, south, and north. The Property is depicted as undeveloped land other than an unimproved road that enters the Property from the south and travels northeast onsite into the southern portion of the Property. Various other unimproved roadways and trails are shown in the area surrounding the Property to the east, south, and west. The only developed feature depicted on this map is Morgan Tank, located approximately one mile south of the Property. Mack's Crossing is identified on adjoining land to the west of the Property, along Clear Creek. This appears to identify the location of a trail crossing along an old pack trail, which extends to the south without entering the Property.

The 1998 Leonard Canyon quadrangle depicts the Property in the same conditions as the 1965 quadrangle. Additional roads and trails can be seen in the surrounding area, including the subdivision to the northwest of the Property. Two additional water tanks are present on the surrounding open space (Middle Tank and Fork Tank). The trail across Mack's Crossing is now identified as an unimproved road.

The 2014 Leonard Canyon quadrangle depicts the Property in the same conditions as the 1965 and 1998 quadrangles.

4.4.2. Historical Aerial Photographs

WestLand obtained nine historical aerial photographs depicting the Property and vicinity dating from 1953, 1968, 1980, 1992, 1997, 2003, 2007, 2010, and 2014 (**Appendix G**). WestLand reviewed the photographs for evidence of anthropomorphic disturbance and to identify any visible historical land uses that might have involved the use, treatment, storage, disposal, or generation of hazardous substances or petroleum products.

Development at the Property visible in the aerial photography is extremely limited. None of the aerial photographs definitively display developed features at the Property other than unpaved roads. There is no evidence on these maps that suggest use of logging or any other intensive anthropological use from at least 1953.

The 1953 aerial photograph does not readily show any developed feature at the Property. The only developed features on surrounding land include a water tank south of the Property and an unimproved

road that is now AZ-260/AZ-87 N, and a small roadway from that road to East Clear Creek at Mack's Crossing.

The 1968 aerial photograph resembles the 1953 aerial photograph but the dirt road to the Property and along the south-central portion of the Property is apparent. There are no cleared areas adjacent to this road.

Between 1980 and 2014, the condition of the Property appears to be the same. Additional roadways and residential development land west and northwest of the Property is the only subsequent change that is evident on these aerial photographs.

4.4.3. Property Tax Files

WestLand obtained the property tax maps for the Property (APN 403-13-006E) and adjoining areas from the Coconino County assessor using their electronic parcel viewer. The results of the parcel search and relevant property tax information are included as **Appendix H**. These records indicate the Property is undeveloped land, owned by Resolution since 2020 and previously owned by Swift Current Land & Cattle LLC since 2005. The Property had agricultural tax status in the past. There are no permits noted for the Property from Coconino County.

4.4.4. Local Street Directories

Based on the lack of development in the immediate vicinity of the Property, WestLand did not conduct a city directory search.

4.4.5. Sanborn Fire Insurance Maps

Sanborn Fire Insurance Maps typically cover development in the first half of the 20th century. Considering the lack of development at the Property, WestLand did not commission a search for these maps.

4.4.6. Other Historical Sources

WestLand reviewed a recent cultural resource inventory report available for the Property which includes archaeological research and results of prior records searches (WestLand 2016a). The historical map review for the cultural resource inventory report revealed no cultural resources within the Property with the exception of native archaeological culture sites, although one historical feature was identified just outside the Property. The GLO plat surveyed in 1893 depicts a "Log House" in the southwest quarter of the southwest quarter of Section 4, Township 14 North, Range 12 East, just north of the Property.

With the exception of the single dirt road noted in **Section 2.4**, recent development has not occurred on the Property. Cultural resources surveys completed for the Property and vicinity since the 1970s

provide some indication of planned use of land in the area. The Coconino National Forest and Museum of Northern Arizona site files were reviewed to identify previous surveys and previously recorded sites in the vicinity of the Property. Previous surveys in the vicinity (within 1 mile of the Property) have been conducted by the Coconino National Forest, Arizona State University, SEC, Inc., and Environmental Consultants. Two of the surveys were associated with timber sales in the area. Two were USFS projects involving “Planning Units” and “Treatment Areas,” although the USFS reports do not further elaborate on the descriptions of the projects. These previous projects appear to be linear surveys associated with land at the southeast portion of the Property and may have been associated with road construction or maintenance. Two of the previous surveys were conducted in preparation for road maintenance or the obliteration of existing roads. One prior survey was for the construction of stock tanks associated with grazing allotments on adjoining land.

According to the Ecological Overview prepared in 2017 (WestLand 2017), the Property has not been developed but has been subject to logging, grazing, and dispersed recreational use (i.e., hunting, fishing, camping). There is no evidence of homesteading or other residential use of the East Clear Creek parcel. The upland areas exhibit mature, possibly second growth, forest, whereas the canyon floor is characterized by riparian vegetation. The perennial stream supports aquatic fauna (i.e., fish and crayfish) and is known as a fishing destination both on- and off-site (WestLand 2017).

WestLand reviewed publications available from the USFS regarding the Property and immediate vicinity to determine past land use. As part of the National Forest System, the Coconino National Forest is managed for multiple uses, ranging from recreation to resource procurement (such as logging). Logging has historically been conducted in the vicinity of the Property, with the most recent timber sale (identified as the Holder sale, along FR 137 south of the Property) in the late 1980s (USFS 1987). A project to reduce fuel loads in the 64,000 acres comprising the watersheds upstream of the C.C. Cragin Dam and Reservoir was approved in 2018 (USFS 2018), this project includes thinning of vegetation and prescribed fires in order to reduce uncharacteristic wildfires. This project aims to bolster the conditions of the watersheds, forest infrastructure and overall community (USFS 2018). The Coconino National Forest is included in the Four Forest Restoration Initiative (4FRI), a comprehensive plan to create landscape-scale restoration approaches that will provide for fuels reduction, forest health, and wildlife and plant diversity (USFS 2017). There is no indication that any 4FRI projects have been conducted at the Property. None of the publications available from the USFS reviewed by WestLand indicate use of hazardous materials or petroleum products at the Property.

5. SITE RECONNAISSANCE

WestLand engineer, Patrick Mette, and environmental specialist, Samantha Blonder, conducted field reconnaissance of the Property on July 16, 2020, to observe current site conditions and existing environmental conditions for the Property. Photographs documenting pertinent features are provided in **Appendix A**; locations of the photographs are shown in **Figure 4**.

5.1. METHODOLOGY AND LIMITING CONDITIONS

Prior to conducting the site reconnaissance, WestLand reviewed current and historical aerial photographs and topographic maps, as described in **Section 4**, to identify the location of any suspect areas, including roadways, cleared areas, disturbed soils, and structures. Areas of known concentrated human activity or with known access routes were assessed in more detail because these areas presented the greatest potential for impacts by hazardous materials and petroleum products.

During the site reconnaissance, which included the Property, as well as observations of the adjoining properties from publicly accessible areas, WestLand evaluated the suspect areas of site disturbance through vehicle and pedestrian surveys. Field observations were consistent with the findings of WestLand's historical review of the Property and surrounding properties.

The Property is accessible from Arizona State Route 87. The Coconino National Forest road network accesses the Property from the south, with Forest Road (FR) 137G entering the Property near the midpoint of the southern boundary. During the previous site reconnaissance, FR 137G appeared to require high-clearance vehicles and off-road vehicles to access the southern portion of the Property for recreationists' camping and hunting. The southside of the parcel was inaccessible due to restrictions and closures related to fire safety in Coconino County; these restrictions are temporary, and this area is generally accessible when the risk of forest fire in the area is negligible. FR 319 leads from State Route 87 into the Starlight Pines subdivision, and two informal roads from Elk Lane in the subdivision enter the northern portion of the Property along the ridge above the canyon but does not provide vehicular access to the canyon bottom. An old road cut that starts west of the Property and north of East Clear Creek at the top of the canyon by Cedar Drive, provides pedestrian access to the canyon bottom, to Mack's Crossing, and to the Property. This primitive road cut is blocked from vehicular access by signs, gates, and boulders, and is therefore suitable for pedestrian use only. An informal trail continues from Mack's Crossing into the Property for approximately 0.25 mile along the canyon floor on terraces on the north side of the stream. This extension is a two-track trail that can be used by off-road vehicle riders or pedestrians. Additional very primitive trails, likely game trails also used by hunters, continue east through the Property along the floodplains and terraces of East Clear Creek, crossing the stream as necessary to avoid cliffs that descend directly to the stream.

Field reconnaissance does not provide information regarding potential sources of contamination below the ground surface. However, in cases of subsurface contamination, aboveground indicators

such as obvious stress to plant life or staining are noted. All findings are based on observations and information collected at one point in time and is based on conditions during the site visit. A change of those conditions may alter the findings and conclusions of this report.

5.2. INDICATIONS OF PAST USES OF THE PROPERTY

A stock tank near the southern Property boundary indicates that the parcel has been used for grazing; the parcel is within the Bar T Bar grazing allotment (AGFD 2015) but has not been used for grazing for many years (Dan Mead, Integrity Land and Cattle, LLC pers. comm to S. Richman in 2016; WestLand 2016b) and the tank was not observed during the site reconnaissance in June 2016 or July 2020. Specific records of timber harvesting (logging) are not readily available, but anecdotal information refers to timber harvesting in the past (Golder 2005).

5.3. EXTERIOR OBSERVATIONS

5.3.1. Hazardous Substances and Petroleum Product Containers in Connection with Identified Uses

No hazardous substances and petroleum product containers in connection with identified uses were observed at the Property or on land immediately adjoining the Property.

5.3.2. Hazardous Substance and Petroleum Product Containers Not in Connection with Identified Uses

No hazardous substances and petroleum product containers not in connection with identified uses were observed at the Property or on land immediately adjoining the Property.

5.3.3. Storage Tanks (Aboveground and Underground)

No indications of above- or underground storage tanks potentially used for hazardous substances or petroleum products were observed on the Property or on adjoining properties.

5.3.4. Unidentified Substance Containers

No unidentified substance containers were observed on the Property or on adjoining properties during the site reconnaissance.

5.3.5. Drums

No drums were observed at the Property or on adjoining land visible along public roadways.

5.3.6. Odors

No strong, pungent, or noxious odors were detected on the Property or on adjoining properties during the site reconnaissance.

5.3.7. Pools of Liquid, Pits, Ponds, or Lagoons

No pools of liquid, pits, ponds, or lagoons were observed on the Property or on adjoining properties. Furthermore, no such features were observed in connection with waste disposal or treatment.

5.3.8. Wastewater

No features associated with wastewater storage and disposal were observed during the site reconnaissance.

5.3.9. Septic Systems

There is no indication that septic systems are present on the Property.

5.3.10. Wells

No wells were observed at the Property. However, in 2015, a surface water quality monitoring station was observed by WestLand during a separate site visit for the Property near the northwestern corner of the Property on adjoining land in Section 8. The ADWR Well Registry does not identify any wells at this location within the Property or within Section 8.

5.3.11. Stained Soil or Pavement

No stained soil or pavement was noted.

5.3.12. Stressed Vegetation

Vegetation across the Property appeared to be in good health. There was no indication of stressed vegetation on the Property or adjoining properties likely attributed to hazardous substances, or petroleum products.

5.3.13. Solid Waste Disposal

The Resource Conservation Recovery Act (RCRA) was enacted by Congress in 1976 and amended in 1984. RCRA's primary goal is to protect human health and the environment from the potential hazards of waste disposal. Unauthorized solid waste disposal provides the potential for hazardous and regulated substances to impact a property in the absence of waste-generating activities.

The Property appears to be generally clean of solid waste. Some scattered debris was found in areas north of the Property in 2016 (**Appendix A, Photo 7**).

5.3.14. PCB Equipment

Concern over the toxicity and persistence in the environment of polychlorinated biphenyls (PCBs) led Congress in 1976 to enact §6(e) of the Toxic Substances Control Act (TSCA), which included prohibitions on the manufacture, processing, and distribution in commerce of PCBs. Historically, electrical transformers contained a cooling liquid that had PCBs. If present, electrical transformers or hydraulic equipment could provide the potential for release of PCBs onto the Property. In 1984, manufacturers began producing non-PCB transformers that contain less than 50 parts per million of PCBs.

No equipment likely containing PCBs, such as coolant or hydraulic fluid, was observed at the Property (e.g., electrical transformers, hydraulic equipment)

5.4. INTERIOR OBSERVATIONS

Not applicable.

6. INTERVIEWS

6.1. INTERVIEW WITH OWNER

The Property is currently owned by Resolution, and the report User is Resolution who provided relevant information about the Property. On August 6, 2020 Sterling Hundley of Resolution completed the User Questionnaire and an Owner Questionnaire generated by WestLand. To his knowledge, the Property has been vacant and not used for development other than historical use for recreation and logging. He is not aware of any information potentially pointing to a REC for the Property. Mr. Hundley indicated that possible small incidental hydrocarbon releases during historic logging maintenance may have occurred, although none have been observed by Resolution or known to have been observed by others. Responses to specific inquiries are included in **Appendix B**.

6.2. INTERVIEWS WITH OCCUPANTS

Not applicable.

6.3. INTERVIEWS WITH LOCAL GOVERNMENT OFFICIALS

WestLand contacted the Blue Ridge Fire District to inquire about any responses to the Property or adjoining properties in connection with hazardous material or petroleum product spills or storage at or near the Property. On April 22, 2016, Cat Sobel (info@brfdaz.org) reported that they have no knowledge of spills or storage at the Property or on land in the immediate vicinity. On August 10, 2020, WestLand contacted the Blue Ridge Fire District, at (928) 477-2751 to request updated records from the Fire Chief via email (firechief@brfdaz.com). At the time this report was submitted, a response to this request had not yet been received.

6.4. INTERVIEWS WITH OTHERS

No other individuals were interviewed as part of this investigation. Dan Mead, a land specialist who is familiar with the Property, was not interviewed for this Phase I ESA but information provided by him for other reports on the Property was incorporated into WestLand's 2016 Phase I ESA report and retained here, as appropriate. Specifically, Dan Mead of Integrity Land and Cattle, LLC previously reported that a stock tank near the southern Property boundary indicates that the Property has been used for grazing; it is also within the Bar T Bar grazing allotment (AGFD 2015) but has not been used for grazing for at least 10 years, as of 2016 (Dan Mead, Integrity Land and Cattle, LLC pers. comm to S. Richman in 2016; WestLand 2016b).

7. FINDINGS AND OPINIONS

Based on the findings of the environmental records search, historical review, physical setting of the Property, field reconnaissance of the Property, prior reports, and interviews, WestLand provides the following findings and opinions pertaining to the Property:

- A search for environmental liens and AULs was completed for Coconino County APN 403-13-006E; no records of environmental liens or AULs associated with the Property were identified.
- ERS conducted an electronic search of regulatory agency databases for references to the Property and surrounding lands. The Property did not appear on any of the databases searched in accordance with the ASTM standard. One database record occurs within the ASTM-recommended distance from the Property boundary: a U.S. Bureau of Reclamation oil and gas well site that is less than 0.1 mile from the Property. This site is reported in the OGW-AZ database—Arizona Oil and Gas Wells identified by the Arizona Geological Survey. The records provided for this site indicate that a permit was obtained to drill a well reportedly used for stratigraphic testing in May 1966 (geologic exploration in connection to potential oil and gas development). The lease number associated with this site is “01 Mack’s Crossing” which refers to the name of a river crossing west of the west boundary of the Property. This record does not suggest this well is associated with monitoring or testing for releases of hazardous materials or petroleum products. It is possible that lubricants and fuel could have been spilled on adjoining land when this well was drilled but any releases would likely be of a *de minimis* nature.
- A prior Phase I ESA was conducted by Golder Associates Inc. in May 2005 (Golder 2005), the results of which indicated that there was a low environmental risk associated with the Property and that no further investigation or remedial action were warranted at that time. Specific records of timber harvesting (logging) are not readily available, but anecdotal information refers to timber harvesting in the past. The only potential environmental concerns identified by Golder were: (1) the unlikely possibility that upstream activities might introduce contaminants in East Clear Creek. The site owner would not be liable for this potential contamination, though the Property could be adversely affected; and (2) lubricants and fuel could have been spilled on the Property during the years in which active logging occurred. Golder concluded that, these releases, if extant, were and continue to be of a *de minimis* nature. WestLand agrees with this assessment.
- WestLand conducted another Phase I ESA in September 2016 which also revealed no evidence of a potential REC in connection with the Property (WestLand 2016b).
- The ADWR Well Registry spatial database was queried to review any data for wells within the boundaries of the Property. There are no registered wells at the Property. However, in 2015, a USFS surface water quality monitoring station was observed by WestLand during a separate

site visit for the Property near the northwestern corner on adjoining land in Section 8. The ADWR Well Registry does not identify any wells within Section 8. Analytical results from surface water quality sampling in 1976 suggest that all chemical constituents in East Clear Creek are within acceptable water quality standards for the support of cold water fisheries habitat (Golder 2005). More recent data from the EPA suggests that water quality in East Clear Creek is fully supportive of agricultural use; fish, shellfish, and wildlife protection and propagation; and primary contact recreation (Golder 2005). There are no records indicating wells associated with the disposal or treatment of wastewater and no monitoring wells associated with contaminated properties in the vicinity. Furthermore, available water quality information for East Clear Creek indicate there is no REC associated with surface and groundwater at the Property.

- WestLand engineer, Patrick Mette, and environmental specialist, Samantha Blonder, conducted field reconnaissance of the Property on July 16, 2020 to observe current site conditions and existing environmental conditions for the Property. Access to the Property is only provided by primitive dirt roads or overland hiking across rugged terrain. Anthropogenic improvements on the Property were not observed with the exception of roads and informal fire pits; some scattered debris was found in areas north of the Property. Field observations were consistent with the findings of WestLand's historical and ecological reviews of the Property and surrounding properties. No REC or indications of use to suggest potential REC were readily observed during the site visit.
- Interviews were conducted with the report User and owner. The representative for Resolution indicated that to his knowledge, the Property has been vacant and not used for development other than historical use for recreation and logging. There has been no evidence, nor any knowledge to suggest that hazardous materials or petroleum products were stored or used at the Property. The User notes that there is a possibility that small quantities of hydrocarbons were stored or used on site during past logging; however, no evidence of any storage or use of these products at the Property has been identified. The User noted it is possible that small incidental releases associated with the potential use of hydrocarbons may have occurred, though there is no evidence of any such releases was observed. No other commonly known or reasonably ascertainable information relevant to potential RECs was provided by the User.
- As part of previous Phase I ESA inquiries for the Property, the report User provided copies of title information including an ALTA Standard Owners 1992 policy of insurance, dated April 15, 2005, and amended May 17, 2005. The title documents include a list of schedule B requirements and exceptions which typically list known land encumbrances (i.e., taxes, deed restrictions, easements, liens) and may provide an indication of the potential for contamination at the Property. Based on WestLand's review of the listed standard and specific encumbrances, none readily indicate the release or threat of a release of a hazardous material or petroleum product at the Property.

- The Property is surrounded by Coconino National Forest lands with the exception of Starlight Pines, a low-density residential subdivision, which occupies a section of land adjoining the Property to the northwest and a privately held section to the southeast with dirt roadways. There is no evidence of an established town in the immediate vicinity or of homesteading or other residential use of the Property. Vacant land and residential use does not readily indicate uses indicative of a REC.
- The Property is used as open space, with no formal developed use. The Property has likely been subject to logging, grazing, and dispersed recreational use (i.e., hunting, fishing, camping) over time. Specific records of timber harvesting (logging) are not readily available but indicated by several sources. It is possible that lubricants and fuel could have been spilled on the Property during the years in which active logging occurred. However, WestLand concurs with prior assessments that these releases, if they occurred, would likely be of a *de minimis* nature. Additionally, cattle grazing likely occurred in the past; however, there was no indication that a ranch headquarters was located at the Property where spills of hazardous materials or petroleum products would be likely. Additionally, there was no evidence of corrals or dipping vats to suggest the use of parasitic prevention or treatment application to cattle at the Property. If any releases of hazardous material or petroleum products occurred in connection with recreational activities on, or in the vicinity of, the Property (i.e., hunting fishing, camping), they would likely be of a *de minimis* nature not suspected to have resulted in a REC.

8. CONCLUSION

WestLand has performed a Phase I ESA in conformance with the scope and limitations of ASTM E 2247-16 for the Property (**Figure 1**). Any exceptions to, or deletions from, this practice are described in **Section 9** of this report.

WestLand's assessment has revealed no evidence of a potential REC in connection with the Property. WestLand also did not identify any historical or controlled RECs, nor any *de minimis* conditions, for the Property.

9. DEVIATIONS

The purpose of reviewing historical sources is to develop a history of the previous uses of a property and surrounding area in order to help identify past uses that may have led to RECs in connection with the Property. According to the ASTM standard, obvious uses of a property shall be identified from the present back to the property's first developed use, or back to 1940, whichever is earlier. This requires reviewing only as many standard historical sources as are reasonably ascertainable and likely to be useful.

Considering that use of the Property is limited and that the Property is located in a relatively remote area and that there is no documented or suspected use of the Property indicating a REC, WestLand did not conduct a city directory search, Sanborn fire insurance map search, building department record search or other similar historic record searches for this rural property.

At the time this report was completed, the Blue Ridge Fire District had not yet responded to the request for information regarding whether or not they have responded to the Property or adjoining properties for fuel/chemical spills or if they were aware of any chemical or petroleum product storage at the Property nor had a local fire department. Considering the known history of the Property and results of WestLand's site reconnaissance, along with the prior Phase I ESA and other completed research, the lack of a response from the entities does not constitute a data gap; this assessment is considered complete.

On August 6, 2020, WestLand contacted Colleen Bergmanis (cbergmanis@blm.gov), representative for the BLM, and requested that the User Questionnaire be completed for the Property in support of the Southeastern Land Exchange and Conservation Act of 2013. As of the date of this report, a returned questionnaire has not yet been received. If the User Questionnaire is received after this report is finalized, it may be incorporated into the Phase I ESA report as an addendum to assist the BLM in qualifying for landowner liability protections.

No other site access limitations, physical obstructions to observations, outstanding information requests, or historical data failure, etc. occurred over the course of this inquiry.

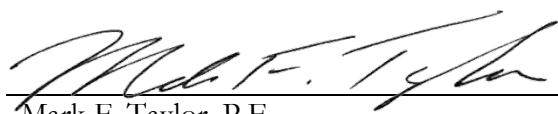
10. ADDITIONAL SERVICES

No additional services beyond the standard ASTM scope were considered as part of this assessment.

II. QUALIFICATIONS AND SIGNATURE OF ENVIRONMENTAL PROFESSIONALS

Mark F. Taylor, P.E. believes that, to the best of his professional knowledge, he meets the definition of “environmental professional” as defined in §312.10 of 40 CFR 312. Mark Taylor possesses the specific qualifications based on education, training, and experience to assess a property of the nature, history, and setting of the subject Property. He has developed and performed all the appropriate inquiries in conformance with the standards and practices set forth in 40 CFR Part 312.

Mark Taylor is the leading environmental professional assigned to perform project oversight for this Phase I ESA. Patrick Mette and Samantha Blonder conducted the site reconnaissance under the direction of Mark Taylor. Diana Sandoval conducted the interviews, regulatory inquiries, and historical research. Christopher Rife reviewed the findings in this report. Their work was conducted under the supervision of the above-named environmental professional. Mark Taylor reviewed, interpreted, and declared the information included in this report as complete. Resumes for the key individuals participating in the preparation of this report are provided in **Appendix I**.



Mark F. Taylor, P.E.

09/04/2020

Date

12. REFERENCES

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<https://streamstats.usgs.gov/ss/>.

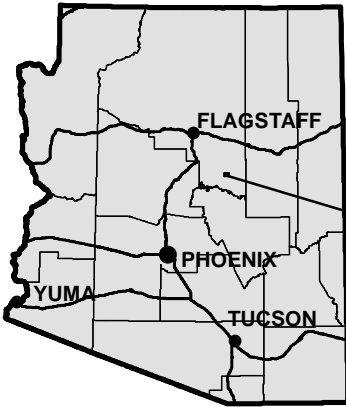
WestLand Resources, Inc. 2016a. A Cultural Resources Inventory of 633.88 Acres for the East Clear Creek Land Exchange, Coconino County, Arizona. June 23, 2016.

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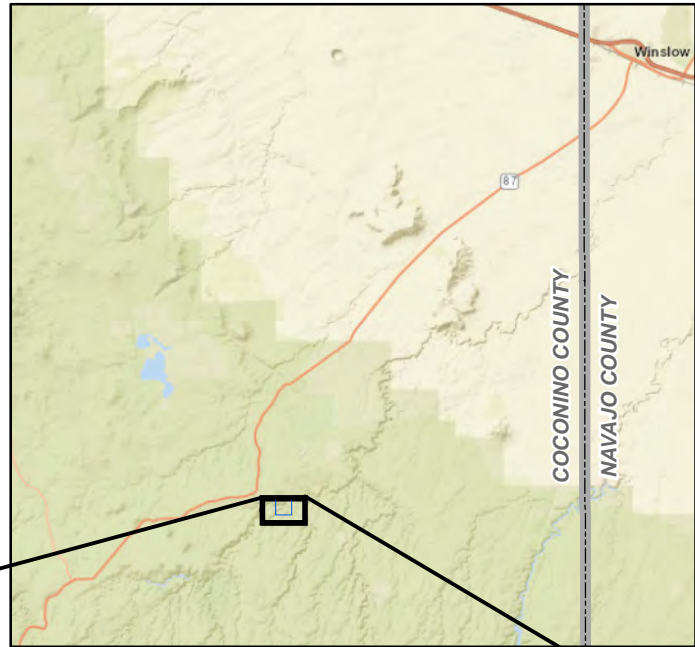
_____. 2017. Ecological Overview East Clear Creek Parcel Coconino County, Arizona. *Prepared for Resolution Copper*. Tucson, Arizona: WestLand Resources, Inc. January 2017.

FIGURES

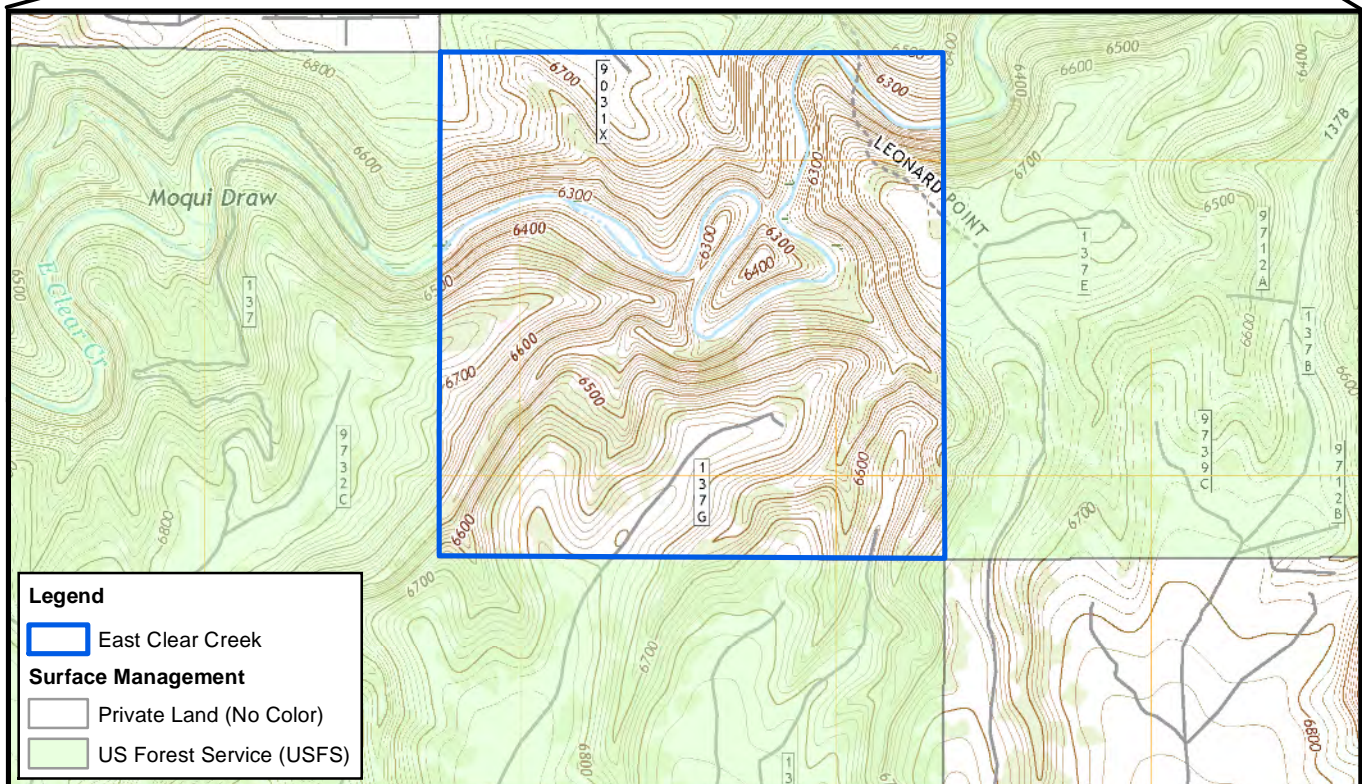
ARIZONA

PROJECT
LOCATION

PROJECT VICINITY



Approximate Scale 1 Inch = 12 Miles



East Clear Creek
T14N, R12E, Portion of Section 9,
Coconino County, Arizona
Leonard Canyon 7.5' Quadrangle (2018)
Surface Management: BLM 2019, WRI modified 2019
Image Source: ArcGIS Online, World Street Map

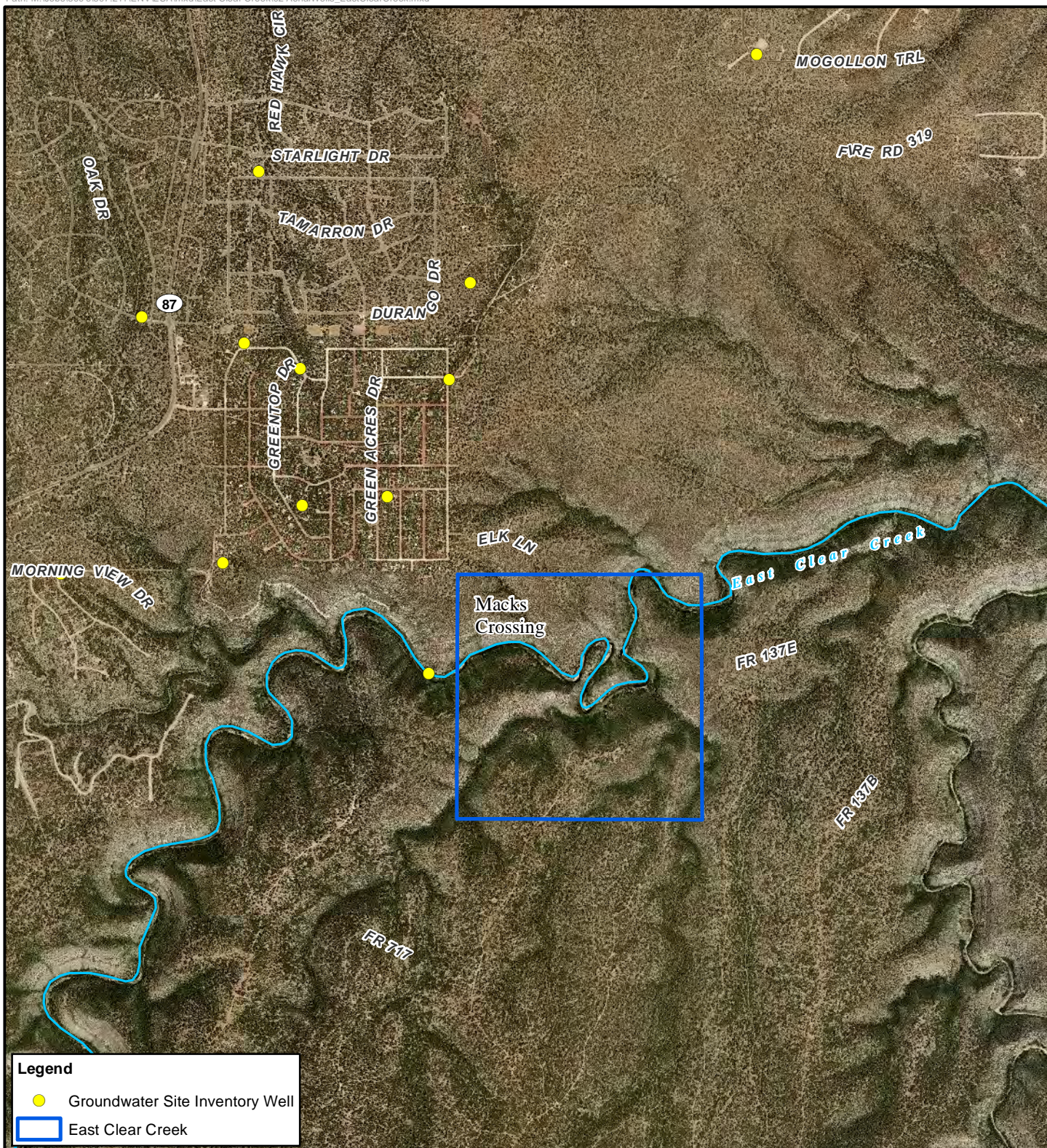
RESOLUTION COPPER

Phase I ESA for
East Clear Creek

VICINITY MAP

Figure 1

0 1,000 2,000
Feet0 300 600
Meters

**Legend**

● Groundwater Site Inventory Well

— East Clear Creek

T14N, R12E, Portion of Section 9,
Coconino County, Arizona

Data Source: ADWR, Groundwater Site Inventory 01/07/2020

Image Source: USDA NAIP 2019

RESOLUTION COPPER

Phase I ESA for
East Clear Creek

AERIAL OVERVIEW WITH
ADWR REGISTERED WELLS

Figure 2



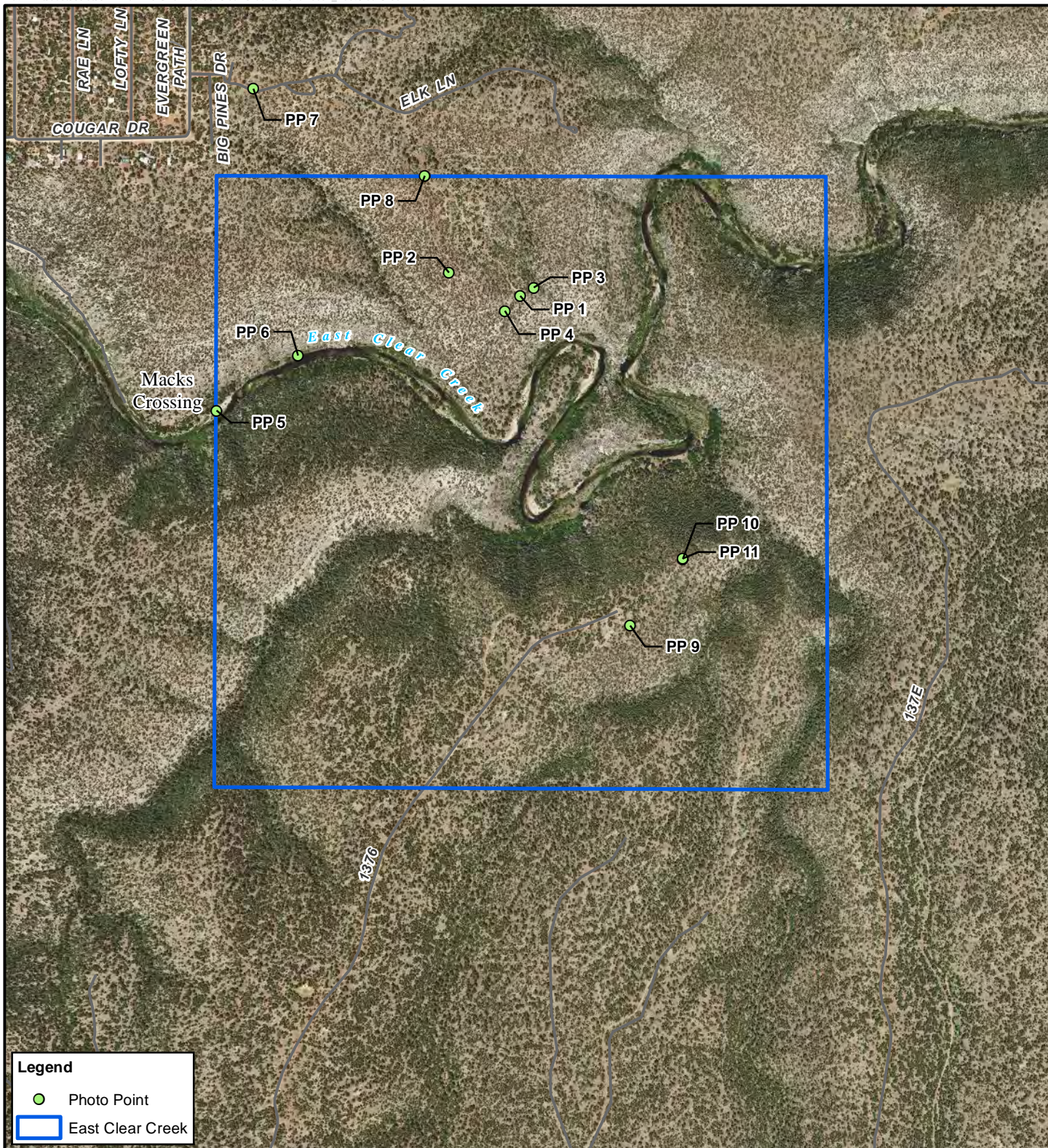
T14N, R12E, Portion of Section 9,
Coconino County, Arizona
Surface Management: BLM 2019, WRI modified 2019
Image Source: USDA NAIP 2019

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Phase I ESA for East Clear Creek

SURFACE MANAGEMENT

Figure 3



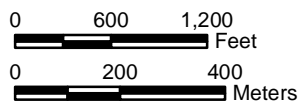
T14N, R12E, Portion of Section 9,
Coconino County, Arizona
Image Source: USDA NAIP 2019

RESOLUTION COPPER

Phase I ESA for East Clear Creek

SITE RECONNAISSANCE MAP
WITH SELECT FEATURES

Figure 4



APPENDIX A

Site Photographs



Photo 1.

Property overview from the northeastern side of East Clear Creek.



Photo 2.

View at northern boundary of the Property from the end of the road.



Photo 3.

Graffiti on Property near northern the boundary, headed south towards East Clear Creek.



Photo 4.
Trail marking on the Property near the northern boundary, headed south towards East Clear Creek.



Photo 5.
Informal fire pit on the Property near northwestern boundary.



Photo 6.
Overview of East Clear Creek.



Photo 7.

Scattered trash north of the Property on Elk Road; Photo from 2016 site visit.



Photo 8.

View entering the Property from the western boundary, south of East Clear Creek; Photo from 2016 site visit.



Photo 9.

Informal fire pit at the end of the road, south of East Clear Creek; Photo from 2016 site visit.



Photo 10.

Overlook from location south of East Clear Creek away from the road; Photo from 2016 site visit.



Photo 11.

View from the end of the road, south of East Clear Creek; Photo from 2016 site visit.

APPENDIX B

**User
Questionnaire**

PHASE I ENVIRONMENTAL SITE ASSESSMENT (ASTM E 1527-13 & 2247-08)

USER QUESTIONNAIRE

In order to qualify for one of the *Landowner Liability Protections (LLPs)* offered by the Small Business Liability Relief and Brownfields Revitalization Act of 2001 (the “*Brownfields Amendments*”), the *user* must conduct the following inquiries required by 40 CFR 312.25, 312.28, 312.29, 312.30, and 312.31. These inquiries must also be conducted by EPA Brownfield Assessment and Characterization grantees. The *user* should provide the following information to the *environmental professional*. Failure to conduct these inquiries could result in a determination that “*all appropriate inquiries*” is not complete.

(1). Environmental cleanup liens that are filed or recorded against the *property* (40 CFR 312.25).

Are you aware of any environmental cleanup liens against the *property* that are filed or recorded under federal, tribal, state or local law?

No

(2). Activity and land use limitations that are in place on the *Property* or that have been filed or recorded against the *property* (40 CFR 312.26). Are you aware of any AULs, such as engineering controls, land use restrictions or institutional controls that are in place at the site and/or have been filed or recorded in a registry under federal, tribal, state or local law?

No

(3). Specialized knowledge or experience of the person seeking to qualify for the LLP (40 CFR 312.28).

As the user of this ESA do you have any specialized knowledge or experience related to the *property* or nearby properties? For example, are you involved in the same line of business as the current or former occupants of the *property* or an adjoining property so that you would have specialized knowledge of the chemicals and processes used by this type of business?

No

(4). Relationship of the purchase price to the fair market value of the *property* if it were not contaminated (40 CFR 312.29). Does the purchase price/lease being paid for this *property* reasonably reflect the fair market value of the *property*? If you conclude that there is a difference, have you considered whether the lower purchase price is because contamination is known or believed to be present at the *property*?

No information indicating that the value of the property had been reduced for environmental issues.

(5). Commonly known or reasonably ascertainable information about the *property* (40 CFR 312.30).

Are you aware of commonly known or reasonably ascertainable information about the property that would help the environmental professional to identify conditions indicative of releases or threatened releases? For example, as user:

(a.) Do you know the past uses of the *property*?

Recreation and logging are the only known historical uses for the Property.

(b.) Do you know of specific chemicals that are present or once were present at the *property*?

No evidence or knowledge of hazardous chemicals being stored on site. Likely that small amounts of hydrocarbons were stored or used on site during logging activities, although no evidence of any storage was identified.

(c.) Do you know of spills or other chemical releases that have taken place at the *property*?

No evidence or knowledge of spills or releases of chemicals on the Property. Possible small incidental hydrocarbon releases during historic logging maintenance, although none were observed.

(d.) Do you know of any environmental cleanups that have taken place at the *property*?

No knowledge or evidence of cleanups being conducted on the Property.

(6). The degree of obviousness of the presence of likely presence of contamination at the *property*, and the ability to detect the contamination by appropriate investigation (40 CFR 312.31).

As the user of this *ESA*, based on your knowledge and experience related to the *property* are there any obvious indicators that point to the presence or likely presence of contamination at the *property*?

No evidence of contamination on the Property.

In addition, certain information should be collected, if available, and provided to the environmental professional selected to conduct the Phase I. This information is intended to assist the environmental professional but is not necessarily required to qualify for one of the LLPs. The information includes:

(a) The reason why the Phase I is required

Support of the land exchange between the US and Resolution Copper Mining

(b) The type of *property* and type of *property* transaction, for example, sale, purchase, exchange, etc.

Exchange

(c) The complete and correct address for the *property* (a map or other documentation showing *property* location and boundaries is helpful).

Not needed for this questionnaire; already provided.

(d) The scope of services desired for the Phase I (including whether any parties to the *property* transaction may have a required standard scope of services on whether any considerations beyond the requirements of Practice E 1527/2247 are to be considered).

Standard only

(e) Identification of all parties who will rely on the Phase I report.

Resolution Copper, US Forest Service, Bureau of Land Management

(f) Identification of the site contact and how the contact can be reached. - Are there previous site contacts that should be interviewed?

Sterling Hundley - see below

(g) Any special terms and conditions which must be agreed upon by the environmental professional.

N/A

(h) Any other knowledge or experience with the *property* that may be pertinent to the environmental professional (for example, copies of any available prior environmental site assessment reports, documents, correspondence, etc., concerning the *property* and its environmental condition).

N/A

Name, Title, and Organization of person interviewed:

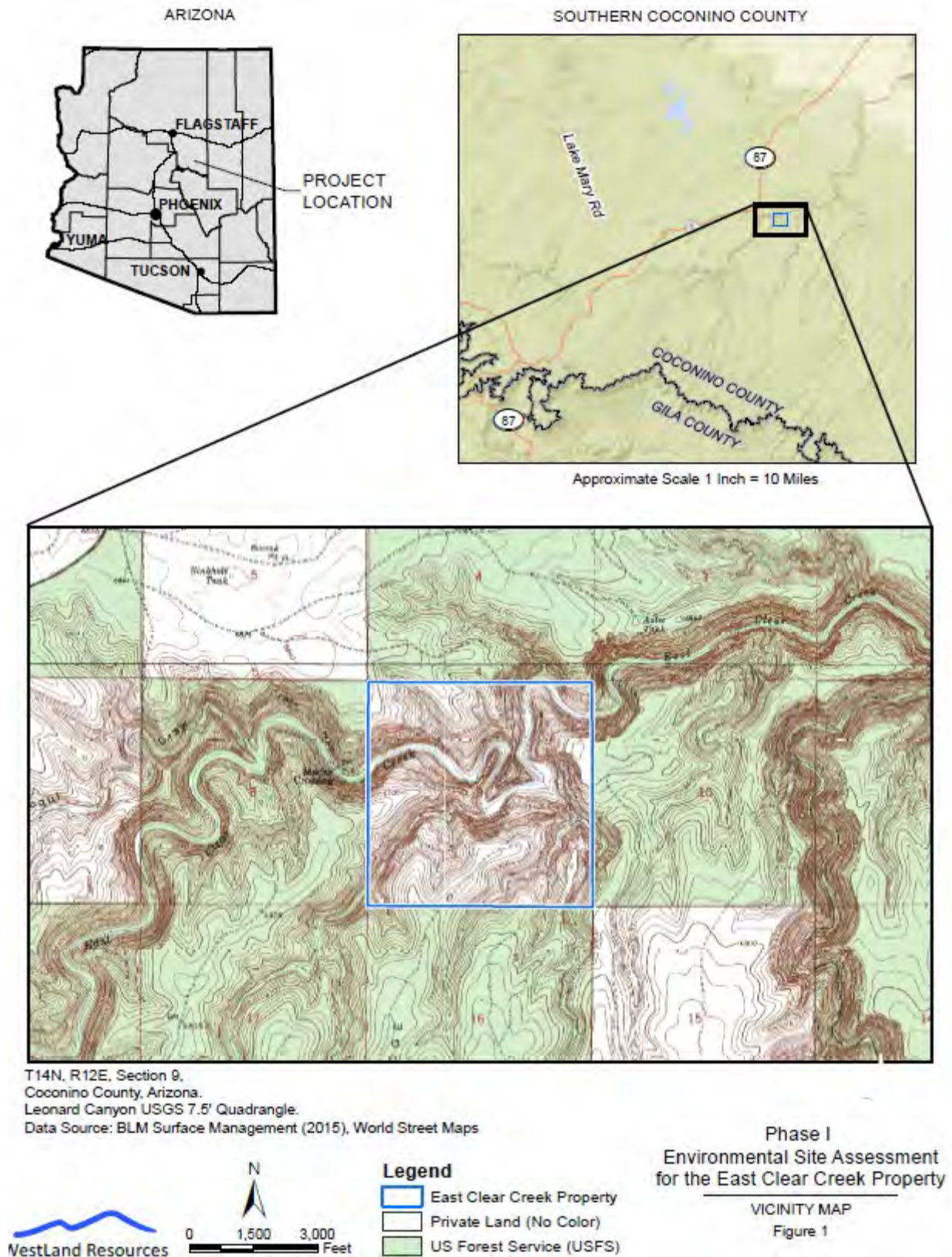
Sterling Hundley, Controller, RESOLUTION COPPER COMPANY

Interview Medium (phone, email, in-person):

Email and phone

Date of Interview:

8/6/2020



PHASE I ENVIRONMENTAL SITE ASSESSMENT
OWNER/ OPERATOR/OCCUPANT QUESTIONNAIRE

Please respond to the questions provided below and expand your responses as appropriate:

- (1). Please describe the current uses of the *property*, if known.

Vacant land

- (2). Please describe the past/historic use(s) of the *property*, if known.

No current uses, maybe some recreational access. Recreation and logging are the only known historical uses for the property

- (3). Name the current and any past owners or occupants of the *property*, if known.

Current owner Resolution Copper Mining LLC. Past owner is Clear Creek 640 LLC

- (4). Please describe the past and/or current uses of adjoining properties, if known.

Unknown

- (5). Please describe the general past and/or current uses of the surrounding area, if known. (i.e. residential, commercial, agricultural, industrial etc.)

Logging, recreational

- (6). Are you aware of any chemicals/petroleum products in individual containers greater than 5-gallons that are present or once were present at the *property* (including used automotive/industrial batteries, pesticides, paints, solvents acids, bases, antifreeze, gasoline, diesel, fuel oil, kerosene, lubricating oil, benzene, etc)? This includes industrial drums (typically 55-gallons).

Yes_____ No_____ Unknown X

- (7). Do you know of spills or other chemical releases that have taken place at the *property*?

Yes_____ No_____ Unknown X

- (8). Do you know of any environmental cleanups that have taken place at the *property*?

Yes_____ No_____ Unknown X

- (9). Are you aware of any environmental cleanup liens against the *property*?

Yes_____ No X Unknown_____

- (10). Are you aware of any engineering controls (capping, slurry walls or water treatment), land use restrictions or institutional controls (deed restriction, restrictive covenants, easements or zoning) intended to reduce exposure of a hazardous substance or petroleum product at the *property*?

Yes_____ No_____ Unknown X

- (11). Are there any above ground storage tanks, underground storage tanks, vent pipes or access ways indicating storage tanks at the *property*?

Yes_____ No X Unknown_____

- (12). Are there any PCBs (transformers, hydraulic equipment) at the *property*?

Yes_____ No X Unknown_____

(13). Have you observed stained soil/pavement, corrosion, or stressed vegetation that may indicate a petroleum or chemical spill at the *property*?

Yes_____ No X Unknown_____

(14). Have you observed pits, ponds, or lagoons associated with wastewater treatment/disposal at the *property*?

Yes_____ No X Unknown_____

(15). Are you aware of any wastewater/stormwater facilities at the *property* (drains, sumps, ditches, washes)?

Yes_____ No X Unknown_____

(16). Are you aware of any wells located at the *property* (dry, irrigation, injection, or abandoned)?

Yes_____ No X Unknown_____

(17). Are you aware of any septic systems at the *property*?

Yes_____ No X Unknown_____

(18). Has the *property* been used for landfill, dump, battery storage, junkyard, or other disposal purposes?

Yes_____ No X Unknown_____

(19). Has dirt fill been brought to the *property* that originated from a site of unknown origin or from a contaminated site?

Yes_____ No_____ Unknown X

(20). Are there or has there ever been any flooring, drains, or walls located within the facility that are stained by substances other than water or emitting odors?

Yes_____ No X Unknown_____

(21). Are you aware of any other information that may be pertinent to identifying past and present environmental conditions at the property or copies of any available prior *environmental site assessment reports*, documents, correspondence, etc., concerning the *property* and its environmental condition?

Yes X No_____ Unknown_____ Golder Phase 1 ESA 2005

(22). Are you aware of (1) any pending, threatened, or past litigation relevant to *hazardous substances* or *petroleum products* in, on, or from the *property*; (2) any pending, threatened, or past administrative proceedings relevant to *hazardous substances* or *petroleum products* in, on, or from the *property*; and (3) any notices from any governmental entity regarding any possible violation of environmental laws or possible liability relating to *hazardous substances* or *petroleum products*?

Yes_____ No X Unknown_____

Name, Title, and Organization of person interviewed:

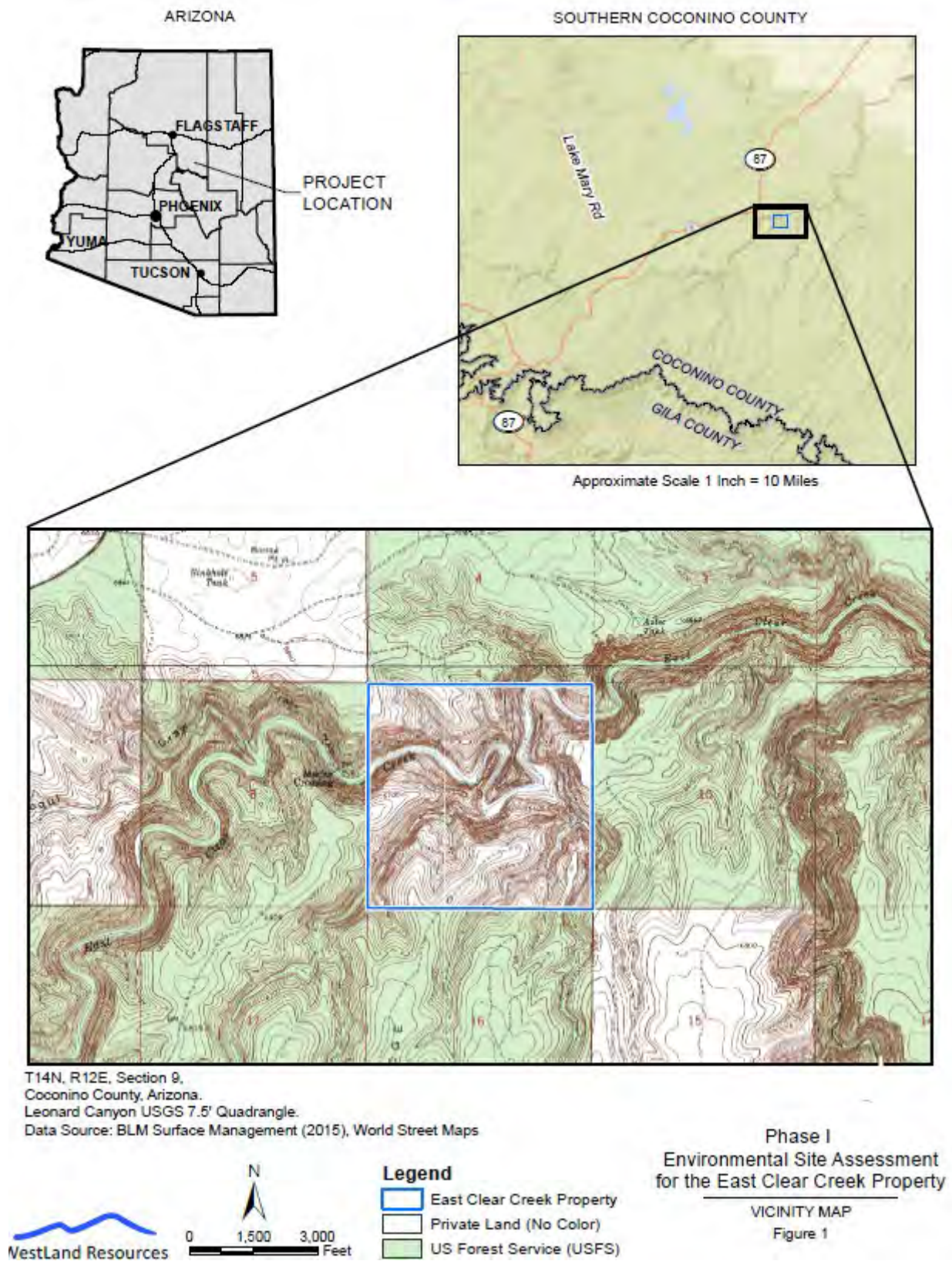
Sterling Hundley, Controller, RESOLUTION COPPER COMPANY

Interview Medium (phone, email, in-person):

Email and phone

Date of Interview:

8/6/2020



APPENDIX C

Title Records



TRANSNATION TITLE INSURANCE COMPANY

223 N. San Francisco
Flagstaff, AZ 86001
Phone: (928) 774-7191
Fax: (928) 774-2167

December 8, 2005

Swift Current Land & Cattle LLC
2525 East Arizona Biltmore Cir Suite C-135
Phoenix, Arizona 85016

YOUR REF: **01491899**
OUR NO.: **01491899**

Attached is your ALTA Standard Owners 1992 policy of title insurance, per your instructions.



Transnation Title Insurance Company, an Arizona Corporation herein called the Company, for a valuable consideration, hereby commits to issue its policy or policies of title insurance, as identified in Schedule A, in favor of the proposed insured named in Schedule A, as owner or mortgagee of the estate or interest covered hereby in the land described or referred to in Schedule A, upon payment of the premiums and charges therefor; all subject to the exceptions and conditions and stipulations shown herein, the Exclusions from Coverage, the Schedule B exceptions, and the conditions and stipulations of the policy or policies requested. (See back cover for printed Exclusions from Coverage and Schedule B exceptions contained in various policy forms.)

This Commitment shall be effective only when the identity of the proposed Insured and the amount of the policy or policies committed for have been inserted in Schedule A hereof by the Company. either at the time of the issuance of this Commitment or by subsequent endorsements and is subject to the Conditions and Stipulations on the back cover.

This Commitment is preliminary to the issuance of such policy or policies of title insurance and all liability and obligations hereunder shall cease and terminate six months after the effective date hereof or when the policy or policies committed for shall issue. whichever first occurs. provided that the failure to issue such policy or policies is not the fault of the Company.

IN WITNESS WHEREOF, Transnation Title Insurance Company has caused its corporate name and seal to be hereunto affixed by its duly authorized officers on the date shown in Schedule A.

TRANSNATION TITLE INSURANCE COMPANY

Attest:

A handwritten signature in cursive script, likely belonging to the Secretary.

Secretary



A handwritten signature in cursive script, likely belonging to the President.

President

DISCLOSURE NOTICES

Good Funds Law

Arizona Revised Statutes Section 6-843 regulates the disbursement of escrow funds by an escrow agent. The law requires that funds be deposited in the escrow agent's escrow account and available for withdrawal prior to disbursement. Funds deposited with the Company by wire transfer may be disbursed upon receipt. Funds deposited with the Company in the form of cashier's checks, certified checks or teller's checks, or checks which are made by an affiliate of a state or federally regulated depository institution when the check is drawn on that institution, may be disbursed the same day as deposited. If funds are deposited with the Company by other methods, recording and/or disbursement may be delayed.

Privacy Notice (15 U.S.C. 6801 and 16 CFR Part 313):

We collect nonpublic personal information about you from information you provide on forms and documents and from other people such as your lender, real estate agent, attorney, escrow, etc. We do not disclose any nonpublic personal information about our customers or former customers to anyone, except as permitted by law. We restrict access to nonpublic personal information about you to those employees who need to know that information in order to provide products or services to you. We maintain physical, electronic and procedural safeguards that comply with federal regulations to guard your nonpublic personal information.

PURCHASER DWELLING ACTIONS NOTICE

Pursuant to Arizona Revised Statutes Section 12-1363.N, notice is hereby provided to the purchaser of a dwelling of the provisions of Arizona Revised Statutes Sections 12-1361, 1362 and 1363. These statutory sections set forth the requirements to be met by a purchaser prior to bringing an action against the seller of a dwelling arising out of or related to the design, construction, condition or sale of the dwelling. "Dwelling" means a single or multifamily unit designed for residential use and common areas and improvements owned or maintained by an association or its members. "Seller" means any person, firm, partnership, corporation, association or other organization engaged in the business of designing, constructing or selling dwellings. The complete statutory sections can be viewed on the Arizona State Legislature's web site: www.azleg.state.az.us/ars/ars.htm.

NOTICE:

Pursuant to Arizona Revised Statutes 11-480, effective January 1, 1991, the County Recorder may not accept documents for recording that do not comply with the following:

- a Print must be ten-point type (pica) or larger.
- b Margins of at least one-half inch along the left and right sides one-half inch across the bottom and at least two inches on top for recording and return address information.
- c Each instrument shall be no larger than 8 ½ inches in width and 14 inches in length.

Escrow Officer: **Not Applicable**
Transnation Title Insurance Company
223 N. San Francisco
Flagstaff, AZ 86001

COMMITMENT FOR TITLE INSURANCE

Issued by

Transnation Title Insurance Company

SCHEDULE A

1. Effective Date: **April 15, 2005** at 7:30 a.m. File No.: 01323006
2. Policy or Policies to be issued: **ALTA Standard Owners 1992**

Proposed Insured: **Swift Current Land & Cattle LLC, an Arizona limited liability company**

Liability: **\$TO COME**

Policy or Policies to be issued: **None**

Policy or Policies to be issued: **None**
3. The estate or interest in the land described or referred to in the Commitment and covered herein is **A FEE**.
4. Title to the said estate or interest in said land is at the effective date hereof vested in:

Clear Creek 640, LLC, an Arizona limited liability company
5. The land referred to in this Commitment is situated in the County of Coconino, State of ARIZONA, and is described as follows:

As fully set forth on "Exhibit A" attached hereto and by this reference incorporated herein.

Title Officer: **Betty McIntosh/BDM**
Typist: **b18**

Amended: May 17, 2005 **No. 2**

Page 3 of 8

EXHIBIT "A"

All of Section 9, Township 14 North, Range 12 East of the Gila and Salt River Base and Meridian, Coconino County, Arizona.

Including all oil, gas and other minerals in, on or under or which may be produced from said land.

**SCHEDULE B – SECTION I
REQUIREMENTS**

The following are the requirements to be complied with prior to the issuance of said policy or policies. Any other instrument recorded subsequent to the date hereof may appear as an exception under Schedule B of the policy to be issued. Unless otherwise noted, all documents must be recorded in the office of the Recorder of the County in which said property is located.

1. PAYMENT OF any and all assessments.
2. FURNISH copy of filed Articles of organization of the limited liability company named below which states whether said limited liability company is member managed or manager managed:

Clear Creek 640, LLC, an Arizona limited liability company

3. SUBMIT fully executed copy of the Operating Agreement (and all amendments) of the limited liability company named below for examination. The right is reserved to make additional requirements upon said examination.

Clear Creek 640, LLC, an Arizona limited liability company

4. RECORD Deed from Clear Creek 640, LLC, an Arizona limited liability company to Trust for the Public Land.

NOTE: ARS 11:1133 may require the completion and filing of an Affidavit of Value.

TAX NOTE:

Year	2004
Parcel No.	403-13-006E/8
Total Tax	\$14.30
First Half	\$paid
Second Half	\$paid

ARB No. 403-13-002P

END OF SCHEDULE B – SECTION I

**SCHEDULE B – SECTION II
EXCEPTIONS**

Schedule B of policy or policies to be issued will contain exceptions to the following matters unless the same are disposed of to the satisfaction of the Company:

- A. Defects, liens, encumbrances, adverse claims or other matters, if any, created, first appearing in the public records or attaching subsequent to the effective date hereof but prior to the date the proposed Insured acquires for value of record the estate or interest or mortgage thereon covered by this commitment.

- 1. OBLIGATIONS imposed upon said land by its inclusion within any district formed pursuant to Title 48, Arizona Revised Statutes, excluding however Municipal or County Improvement Districts.

- 2. TAXES AND ASSESSMENTS collectible by the County Treasurer, a lien not yet due and payable for the following year:

2005

- 3. THE RIGHTS of the United States of America the State of Arizona and/or other parties to any portion of the within property lying within the bed, or former bed, of any water course, as that term is defined under Arizona law.

- 4. ANY TERMS, CONDITIONS, RULES OR RESTRICTIONS imposed, upon the right of access to the land described in Schedule A, by the United States of America acting by and through the Forest Service, Department of Agriculture.

END OF SCHEDULE B – SECTION II

COMMITMENT CONDITIONS AND STIPULATIONS

1. The term mortgage, when used herein, shall include deed of trust, trust deed, or other security instrument.
2. If the proposed insured has or acquires actual knowledge of any defect, lien, encumbrance, adverse claim or other matter affecting the estate or interest or mortgage thereon covered by this Commitment other than those shown in Schedule B hereof, and shall fail to disclose such knowledge to the Company in writing, the Company shall be relieved from liability for any loss or damage resulting from any act or reliance hereon to the extent the Company is prejudiced by failure to so disclose such knowledge. If the proposed insured shall disclose such knowledge to the Company, or if the Company otherwise acquires actual knowledge of any such defect, lien, encumbrance, adverse claim or other matter, the Company at its option may amend Schedule B of this Commitment accordingly, but such amendment shall not relieve the Company from liability previously incurred pursuant to paragraph 3 of these Conditions and Stipulations.
3. Liability of the Company under this Commitment shall be only to the named proposed insured and such parties included under the definition of insured in the form of policy or policies committed for and only for actual loss incurred in reliance hereon in undertaking in good faith, (a) to comply with the requirements hereof, or (b) to eliminate exceptions shown in Schedule B, or (c) to acquire or create the estate or interest or mortgage thereon covered by this Commitment. In no event shall such liability exceed the amount stated in Schedule A for the policy or policies committed for and such liability is subject to the insuring provisions, the Conditions and Stipulations, and the Exclusions from Coverage of the form of policy or policies committed for in favor of the proposed insured which are hereby incorporated by reference and are made a part of this Commitment except as expressly modified herein.
4. Any action or actions or rights of action that the proposed insured may have or may bring against the Company arising out of the status of the title to the estate or interest or the status of the mortgage thereon covered by this Commitment must be based on and are subject to the provisions of this Commitment

AMERICAN LAND TITLE ASSOCIATION LOAN POLICY (10-17-92) WITH ALTA ENDORSEMENT-FORM 1 COVERAGE

and

AMERICAN LAND TITLE ASSOCIATION LEASEHOLD LOAN POLICY (10-17-92) WITH ALTA ENDORSEMENT-FORM 1 COVERAGE EXCLUSIONS FROM COVERAGE

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorney's fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to building and zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating to (i) the occupancy, use, or enjoyment of the land; (ii) the character, dimensions or location of any improvement now or hereafter erected on the land; (iii) a separation in ownership or a change in the dimensions or area of the land or any parcel of which the land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
- (b) Any governmental policy power not excluded by (a) above, except to the extent that a notice of the exercise thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the public records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without knowledge.
3. Defects, liens, encumbrances, adverse claims or other matters:
 - (a) created, suffered, assumed or agreed to by the insured claimant
 - (b) not known to the Company, not recorded in the public records at Date of Policy, but known to the insured claimant and not disclosed in writing to the Company by the insured claimant prior to the date the insured claimant became an insured under this policy;
 - (c) resulting in no loss or damage to the insured claimant;
 - (d) attaching or created subsequent to Date of Policy; (except to the extent that this policy insures the priority of the lien of the insured mortgage over any statutory lien for services, labor or material) or
 - (e) resulting in loss or damage which would not have been sustained if the insured claimant had paid value for the estate or interest insured by this policy.
4. Unenforceability of the lien of the insured mortgage because of the inability or failure of the insured at Date of Policy, or the inability or failure of any subsequent owner of the indebtedness, to comply with applicable doing business laws of the state in which the land is situated.
5. Invalidity or unenforceability of the lien of the insured mortgage, or claim thereof, which arises out of the transaction evidenced by the insured mortgage and is based upon usury or any consumer credit protection or truth in lending law.
6. Any statutory lien for services, labor or materials (or the claim of priority of any statutory lien for services, labor or materials over the lien of the insured mortgage) arising from an improvement or work related to the land which is contracted for and commenced subsequent to Date of Policy and is not financed in whole or in part by proceeds of the indebtedness secured by the insured mortgage which at Date of Policy the insured has advanced or is obligated to advance.
7. Any claim which arises out of the transaction creating the interest of the mortgagee insured by this Policy, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that is based on:
 - (a) the transaction creating the interest of the insured mortgagee being deemed a fraudulent conveyance or fraudulent transfer, or
 - (b) the subordination of the interest of the insured mortgagee as a result of the application of the doctrine of equitable subordination; or
 - (c) the transaction creating the interest of the insured mortgagee being deemed a preferential transfer except where the preferential transfer results from the failure:
 - (i) to timely record the instrument of transfer; or
 - (ii) of such recordation to impart notice to a purchaser for value or a judgment or lien creditor.

The above policy forms may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage policy will also include the following General Exceptions:

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) which arise by reason of:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records. Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Any facts, rights, interests or claim which are not shown by the public records but which could be ascertained by an inspection of the land or by making inquiry of persons in possession thereof.
3. Easements, liens or encumbrances, or claims thereof, which are not shown by the public records.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the public records.

AMERICAN LAND TITLE ASSOCIATION OWNER'S POLICY (10-17-92)

And

AMERICAN LAND TITLE ASSOCIATION LEASEHOLD OWNER'S POLICY (10-17-92) EXCLUSIONS FROM COVERAGE

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to building and zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating to (i) the occupancy, use, or enjoyment of the land; (ii) the character, dimensions or location of any improvement now or hereafter erected on the land; (iii) a separation in ownership or a change in the dimensions or area of the land or any parcel of which the land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violating affecting the land has been recorded in the public records at Date of Policy.
- (b) Any governmental policy power not excluded by (a) above, except to the extent that a notice of the exercise thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the public records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without knowledge.
3. Defects, liens, encumbrances, adverse claims or other matters:
 - (a) created, suffered, assumed or agreed to by the insured claimant
 - (b) not known to the Company, not recorded in the public records at Date of Policy, but known to the insured claimant and not disclosed in writing to the Company by the insured claimant prior to the date the insured claimant became an insured under this policy;
 - (c) resulting in no loss or damage to the insured claimant;
 - (d) attaching or created subsequent to Date of Policy; (except to the extent that this policy insures the priority of the lien of the insured mortgage over any statutory lien for services, labor or material) or
 - (e) resulting in loss or damage which would not have been sustained if the insured claimant had paid value for the estate or interest insured by this policy.
4. Any claim, which arises out of the transaction vesting in the insured the estate or interest insured by the policy, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that is based on:
 - (a) the transaction creating the estate or interest insured by this policy being deemed a fraudulent conveyance or fraudulent transfer, or
 - (b) the transaction creating the estate or interest insured by the policy being deemed a preferential transfer except where the preferential transfer results from the failure:
 - (i) to timely record the instrument of transfer; or
 - (ii) of such recordation to impart notice to a purchaser for value or a judgment or lien creditor.

The above policy forms may be issued to afford either Standard Coverage or Extended Coverage. In addition to the above Exclusions from Coverage, the Exceptions from Coverage in a Standard Coverage Policy will also include the following General Exceptions.

EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage (and the Company will not pay costs, attorneys' fees or expenses) which arise by reason of:

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records. Proceedings by a public agency which may result in taxes or assessments, or notices of such proceedings, whether or not shown by the records of such agency or by the public records.
2. Any facts, rights, interests or claim which are not shown by the public records but which could be ascertained by an inspection of the land or by making inquiry of persons in possession thereof.
3. Easements, liens or encumbrances, or claims thereof, which are not shown by the public records.
4. Discrepancies, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, whether or not the matters excepted under (a), (b) or (c) are shown by the public records.

**AMERICAN LAND TITLE ASSOCIATION
HOMEOWNER'S POLICY OF TITLE INSURANCE (10/17/98)
EXCLUSIONS**

In addition to the Exceptions in Schedule B, You are not insured against loss, costs, attorneys' fees, and expenses resulting from:

1. Governmental police power, and the existence or violation of any law or government regulation. This includes ordinances, laws and regulations concerning:
 - a. building
 - b. zoning
 - c. land use
 - d. improvements on the Land
 - e. land division
 - f. environmental protection

This Exclusion does not apply to violations or the enforcement of these matters if notice of the violation or enforcement appears in the Public Records at the Policy Date.
This Exclusion does not limit the coverage described in Covered Risk 14, 15, 16, 17 or 24.

2. The failure of Your existing structures, or any part of them, to be constructed in accordance with applicable building codes. This Exclusion does not apply to violations of building codes if notice of the violation appears in the Public Records at the Policy Date.
3. The right to take the Land by condemning it, unless:
 - a. a notice of exercising the right appears in the Public Records at the Policy Date; or
 - b. the taking happened before the Policy date and is binding on You if You bought the Land without knowing of the taking.
4. Risks:
 - a. that are created, allowed, or agreed to by You, whether or not they appear in the Public Records;
 - b. that are known to You at the Policy Date, but not to Us, unless they appear in the Public Records at the Policy Date;
 - c. that result in no loss to You; or
 - d. that first occur after the Policy Date – this does not limit the coverage described in Covered Risk 7, 8d, 22, 23, 24 or 25.
5. Failure to pay value for Your Title.
6. Lack of a right:
 - a. to any land outside the area specifically described and referred to in paragraph 3 of Schedule A; and
 - b. in streets, alleys, or waterways that touch the land.

This Exclusion does not limit the coverage described in Covered Risk 11 or 18.

**AMERICAN LAND TITLE ASSOCIATION
RESIDENTIAL TITLE INSURANCE POLICY (6-2-87)
EXCLUSIONS**

In addition to the Exceptions in Schedule B, you are not insured against loss, costs, attorneys' fees, and expenses resulting from:

1. Governmental police power, and the existence or violation of any law or government regulation. This includes building and zoning ordinances and also laws and regulations concerning:
 - Land use
 - Improvements on the land
 - Land division
 - Environmental protection

This exclusion does not apply to violations or the enforcement of these matters which appear in the public records at Policy Date.
This exclusion does not limit the zoning coverage described in items 12 and 13 of Covered Title Risks.

2. The right to take the land by condemning it, unless;
 - A notice of exercising the right appears in the public records on the Policy Date
 - The taking happened prior to the Policy Date and is binding on you if you bought the land without knowing of the taking
3. Title Risks:
 - That are created, allowed, or agreed to by you
 - That are known to you, but not to us, on the Policy Date – unless they appeared in the Public Records
 - That result in no loss to you
 - That first affect your title after the Policy Date – this does not limit the labor and material lien coverage in Item B of Covered Title Risks
4. Failure to pay value for your title.
5. Lack of a right:
 - To any land outside the area specifically described and referred to in Item 3 of Schedule A
 - OR
 - In streets, alleys, or waterways that touch your land

This exclusion does not limit the access coverage in Item 5 of Covered Title Risks

OWNER'S POLICY OF TITLE INSURANCE

Issued by **Transnation Title Insurance Company**



Transnation Title Insurance Company is a member of the LandAmerica family of title insurance underwriters.

SUBJECT TO THE EXCLUSIONS FROM COVERAGE, THE EXCEPTIONS FROM COVERAGE CONTAINED IN SCHEDULE B AND THE CONDITIONS AND STIPULATIONS, TRANSNATION TITLE INSURANCE COMPANY, an Arizona corporation, herein called the Company, insures, as of Date of Policy shown in Schedule A, against loss or damage, not exceeding the Amount of Insurance stated in Schedule A, sustained or incurred by the insured by reason of:

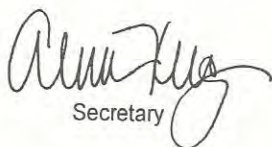
1. Title to the estate or interest described in Schedule A being vested other than as stated therein;
2. Any defect in or lien or encumbrance on the title;
3. Unmarketability of the title;
4. Lack of a right of access to and from the land.

The Company will also pay the costs, attorneys' fees and expenses incurred in defense of the title, as insured, but only to the extent provided in the Conditions and Stipulations.

IN WITNESS WHEREOF, TRANSNATION TITLE INSURANCE COMPANY has caused its corporate name and seal to be hereunto affixed by its duly authorized officers, the Policy to become valid when countersigned by an authorized officer or agent of the Company.

TRANSNATION TITLE INSURANCE COMPANY

Attest:


Secretary



By:


President

EXCLUSIONS FROM COVERAGE

The following matters are expressly excluded from the coverage of this policy and the Company will not pay loss or damage, costs, attorneys' fees or expenses which arise by reason of:

1. (a) Any law, ordinance or governmental regulation (including but not limited to building and zoning laws, ordinances, or regulations) restricting, regulating, prohibiting or relating to (i) the occupancy, use, or enjoyment of the land; (ii) the character, dimensions or location of any improvement now or hereafter erected on the land; (iii) a separation in ownership or a change in the dimensions or area of the land or any parcel of which the land is or was a part; or (iv) environmental protection, or the effect of any violation of these laws, ordinances or governmental regulations, except to the extent that a notice of the enforcement thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
(b) Any governmental police power not excluded by (a) above, except to the extent that a notice of the exercise thereof or a notice of a defect, lien or encumbrance resulting from a violation or alleged violation affecting the land has been recorded in the public records at Date of Policy.
2. Rights of eminent domain unless notice of the exercise thereof has been recorded in the public records at Date of Policy, but not excluding from coverage any taking which has occurred prior to Date of Policy which would be binding on the rights of a purchaser for value without knowledge.
3. Defects, liens, encumbrances, adverse claims or other matters:
 - (a) created, suffered, assumed or agreed to by the insured claimant;
 - (b) not known to the Company, not recorded in the public records at Date of Policy, but known to the insured claimant and not disclosed in writing to the Company by the insured claimant prior to the date the insured claimant became an insured under this policy;
 - (c) resulting in no loss or damage to the insured claimant;
 - (d) attaching or created subsequent to Date of Policy; or
 - (e) resulting in loss or damage which would not have been sustained if the insured claimant had paid value for the estate or interest insured by this policy.
4. Any claim, which arises out of the transaction vesting in the Insured the estate or interest insured by this policy, by reason of the operation of federal bankruptcy, state insolvency, or similar creditors' rights laws, that is based on:
 - (a) the transaction creating the estate or interest insured by this policy being deemed a fraudulent conveyance or fraudulent transfer; or
 - (b) the transaction creating the estate or interest insured by this policy being deemed a preferential transfer except where the preferential transfer results from the failure:
 - (i) to timely record the instrument of transfer; or
 - (ii) of such recordation to impart notice to a purchaser for value or a judgment or lien creditor.

1. DEFINITION OF TERMS.

The following terms when used in this policy mean:

(a) "insured": the insured named in Schedule A, and, subject to any rights or defenses the Company would have had against the named insured, those who succeed to the interest of the named insured by operation of law as distinguished from purchase including, but not limited to, heirs, distributees, devisees, survivors, personal representatives, next of kin, or corporate or fiduciary successors.

(b) "insured claimant": an insured claiming loss or damage.

(c) "knowledge" or "known": actual knowledge, not constructive knowledge or notice which may be imputed to an insured by reason of the public records as defined in this policy or any other records which impart constructive notice of matters affecting the land.

(d) "land": the land described or referred to in Schedule A, and improvements affixed thereto which by law constitute real property. The term "land" does not include any property beyond the lines of the area described or referred to in Schedule A, nor any right, title, interest, estate or easement in abutting streets, roads, avenues, alleys, lanes, ways or waterways, but nothing herein shall modify or limit the extent to which a right of access to and from the land is insured by this policy.

(e) "mortgage": mortgage, deed of trust, trust deed, or other security instrument.

(f) "public records": records established under state statutes at Date of Policy for the purpose of imparting constructive notice of matters relating to real property to purchasers for value and without knowledge. With respect to Section 1(a) (iv) of the Exclusions From Coverage, "public records" shall also include environmental protection liens filed in the records of the clerk of the United States district court for the district in which the land is located.

(g) "unmarketability of the title": an alleged or apparent matter affecting the title to the land, not excluded or excepted from coverage, which would entitle a purchaser of the estate or interest described in Schedule A to be released from the obligation to purchase by virtue of a contractual condition requiring the delivery of marketable title.

2. CONTINUATION OF INSURANCE AFTER CONVEYANCE OF TITLE.

The coverage of this policy shall continue in force as of Date of Policy in favor of an insured only so long as the insured retains an estate or interest in the land, or holds an indebtedness secured by a purchase money mortgage given by a purchaser from the insured, or only so long as the insured shall have liability by reason of covenants of warranty made by the insured in any transfer or conveyance of the estate or interest. This policy shall not continue in force in favor of any purchaser from the insured of either (i) an estate or interest in the land, or (ii) an indebtedness secured by a purchase money mortgage given to the insured.

3. NOTICE OF CLAIM TO BE GIVEN BY INSURED CLAIMANT.

The insured shall notify the Company promptly in writing (i) in case of any litigation as set forth in Section 4(a) below, (ii) in case knowledge shall come to an insured hereunder of any claim of title or interest which is adverse to the title to the estate or interest, as insured, and which might cause loss or damage for which the Company may be liable by virtue of this policy, or (iii) if title to the estate or interest, as insured, is rejected as unmarketable. If prompt notice shall not be given to the Company, then as to the insured all liability of the Company shall terminate with regard to the matter or matters for which prompt notice is required; provided, however, that failure to notify the Company shall in no case prejudice the rights of any insured under this policy unless the Company shall be prejudiced by the failure and then only to the extent of the prejudice.

4. DEFENSE AND PROSECUTION OF ACTIONS; DUTY OF INSURED CLAIMANT TO COOPERATE.

(a) Upon written request by the insured and subject to the options contained in Section 6 of these Conditions and Stipulations, the Company, at its own cost and without unreasonable delay, shall provide for the defense of an insured in litigation in which any third party asserts a claim adverse to the title or interest as insured, but only as to those stated causes of action alleging a defect, lien or encumbrance or other matter insured against by this policy. The Company shall have the right to select counsel of its choice (subject to the right of the insured to object for reasonable cause) to represent the insured as to those stated causes of action and shall not be liable for and will not pay the fees of any other counsel. The Company will not pay any fees, costs or expenses incurred by the insured in the defense of those causes of action which allege matters not insured by this policy.

(b) The Company shall have the right, at its own cost, to institute and prosecute any action or proceeding or to do any other act which in its opinion may be necessary or desirable to establish the title to the estate or interest, as insured, or to prevent or reduce loss or damage to the insured. The Company may take any appropriate action under the terms of this policy, whether or not it shall be liable hereunder, and shall not thereby concede liability or waive any provision of this policy. If the Company shall exercise its rights under this paragraph, it shall do so diligently.

(c) Whenever the Company shall have brought an action or interposed a defense as required or permitted by the provisions of this policy, the Company may pursue any litigation to final determination by a

court of competent jurisdiction and expressly reserves the right, in its sole discretion, to appeal from any adverse judgment or order.

(d) In all cases where this policy permits or requires the Company to prosecute or provide for the defense of any action or proceeding, the insured shall secure to the Company the right to so prosecute or provide defense in the action or proceeding, and all appeals therein, and permit the Company to use, at its option, the name of the insured for this purpose. Whenever requested by the Company, the insured, at the Company's expense, shall give the Company all reasonable aid (i) in any action or proceeding, securing evidence, obtaining witnesses, prosecuting or defending the action or proceeding, or effecting settlement, and (ii) in any other lawful act which in the opinion of the Company may be necessary or desirable to establish the title to the estate or interest as insured. If the Company is prejudiced by the failure of the insured to furnish the required cooperation, the Company's obligations to the insured under the policy shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation, with regard to the matter or matters requiring such cooperation.

5. PROOF OF LOSS OR DAMAGE.

In addition to and after the notices required under Section 3 of these Conditions and Stipulations have been provided the Company, a proof of loss or damage signed and sworn to by the insured claimant shall be furnished to the Company within 90 days after the insured claimant shall ascertain the facts giving rise to the loss or damage. The proof of loss or damage shall describe the defect in, or lien or encumbrance on the title, or other matter insured against by this policy which constitutes the basis of loss or damage and shall state, to the extent possible, the basis of calculating the amount of the loss or damage. If the Company is prejudiced by the failure of the insured claimant to provide the required proof of loss or damage, the Company's obligations to the insured under the policy shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation, with regard to the matter or matters requiring such proof of loss or damage.

In addition, the insured claimant may reasonably be required to submit to examination under oath by any authorized representative of the Company and shall produce for examination, inspection and copying, at such reasonable times and places as may be designated by any authorized representative of the Company, all records, books, ledgers, checks, correspondence and memoranda, whether bearing a date before or after Date of Policy, which reasonably pertain to the loss or damage. Further, if requested by any authorized representative of the Company, the insured claimant shall grant its permission, in writing, for any authorized representative of the Company to examine, inspect and copy all records, books, ledgers, checks, correspondence and memoranda in the custody or control of a third party, which reasonably pertain to the loss or damage. All information designated as confidential by the insured claimant provided to the Company pursuant to this Section shall not be disclosed to others unless, in the reasonable judgment of the Company, it is necessary in the administration of the claim. Failure of the insured claimant to submit for examination under oath, produce other reasonably requested information or grant permission to secure reasonably necessary information from third parties as required in this paragraph shall terminate any liability of the Company under this policy as to that claim.

6. OPTIONS TO PAY OR OTHERWISE SETTLE CLAIMS; TERMINATION OF LIABILITY.

In case of a claim under this policy, the Company shall have the following additional options:

(a) To Pay or Tender Payment of the Amount of Insurance.

To pay or tender payment of the amount of insurance under this policy together with any costs, attorneys' fees and expenses incurred by the insured claimant, which were authorized by the Company, up to the time of payment or tender of payment and which the Company is obligated to pay. Upon the exercise by the Company of this option, all liability and obligations to the insured under this policy, other than to make the payment required, shall terminate, including any liability or obligation to defend, prosecute, or continue any litigation, and the policy shall be surrendered to the Company for cancellation.

(b) To Pay or Otherwise Settle With Parties Other than the Insured or With the Insured Claimant.

(i) to pay or otherwise settle with other parties for or in the name of an insured claimant any claim insured against under this policy, together with any costs, attorneys' fees and expenses incurred by the insured claimant which were authorized by the Company up to the time of payment and which the Company is obligated to pay; or

(ii) to pay or otherwise settle with the insured claimant the loss or damage provided for under this policy, together with any costs, attorneys' fees and expenses incurred by the insured claimant which were authorized by the Company up to the time of payment and which the Company is obligated to pay.

Upon the exercise by the Company of either of the options provided for in paragraphs (b)(i) or (ii), the Company's obligations to the insured under this policy for the claimed loss or damage, other than the payments required to be made, shall terminate, including any liability or obligation to defend, prosecute or continue any litigation.

Conditions and Stipulations Continued Inside Cover

CONTROL NO. A37-1016713

CONDITIONS AND STIPULATIONS
(Continued)

7. DETERMINATION, EXTENT OF LIABILITY AND COINSURANCE.

This policy is a contract of indemnity against actual monetary loss or damage sustained or incurred by the insured claimant who has suffered loss or damage by reason of matters insured against by this policy and only to the extent herein described.

(a) The liability of the Company under this policy shall not exceed the least of:

(i) the Amount of Insurance stated in Schedule A; or,
(ii) the difference between the value of the insured estate or interest as insured and the value of the insured estate or interest subject to the defect, lien or encumbrance insured against by this policy.

(b) In the event the Amount of Insurance stated in Schedule A at the Date of Policy is less than 80 percent of the value of the insured estate or interest or the full consideration paid for the land, whichever is less, or if subsequent to the Date of Policy an improvement is erected on the land which increases the value of the insured estate or interest by at least 20 percent over the Amount of Insurance stated in Schedule A, then this Policy is subject to the following:

(i) where no subsequent improvement has been made, as to any partial loss, the Company shall only pay the loss pro rata in the proportion that the amount of insurance at Date of Policy bears to the total value of the insured estate or interest at Date of Policy; or
(ii) where a subsequent improvement has been made, as to any partial loss, the Company shall only pay the loss pro rata in the proportion that 120 percent of the Amount of Insurance stated in Schedule A bears to the sum of the Amount of Insurance stated in Schedule A and the amount expended for the improvement.

The provisions of this paragraph shall not apply to costs, attorneys' fees and expenses for which the Company is liable under this policy, and shall only apply to that portion of any loss which exceeds, in the aggregate, 10 percent of the Amount of Insurance stated in Schedule A.

(c) The Company will pay only those costs, attorneys' fees and expenses incurred in accordance with Section 4 of these Conditions and Stipulations.

8. APPORTIONMENT.

If the land described in Schedule A consists of two or more parcels which are not used as a single site, and a loss is established affecting one or more of the parcels but not all, the loss shall be computed and settled on a pro rata basis as if the amount of insurance under this policy was divided pro rata as to the value on Date of Policy of each separate parcel to the whole, exclusive of any improvements made subsequent to Date of Policy, unless a liability or value has otherwise been agreed upon as to each parcel by the Company and the insured at the time of the issuance of this policy and shown by an express statement or by an endorsement attached to this policy.

9. LIMITATION OF LIABILITY.

(a) If the Company establishes the title, or removes the alleged defect, lien or encumbrance, or cures the lack of a right of access to or from the land, or cures the claim of unmarketability of title, all as insured, in a reasonably diligent manner by any method, including litigation and the completion of any appeals therefrom, it shall have fully performed its obligations with respect to that matter and shall not be liable for any loss or damage caused thereby.

(b) In the event of any litigation, including litigation by the Company or with the Company's consent, the Company shall have no liability for loss or damage until there has been a final determination by a court of competent jurisdiction, and disposition of all appeals therefrom, adverse to the title as insured.

(c) The Company shall not be liable for loss or damage to any insured for liability voluntarily assumed by the insured in settling any claim or suit without the prior written consent of the Company.

10. REDUCTION OF INSURANCE; REDUCTION OR TERMINATION OF LIABILITY.

All payments under this policy, except payments made for costs, attorneys' fees and expenses, shall reduce the amount of the insurance pro tanto.

11. LIABILITY NONCUMULATIVE.

It is expressly understood that the amount of insurance under this policy shall be reduced by any amount the Company may pay under any policy insuring a mortgage to which exception is taken in Schedule B or to which the insured has agreed, assumed, or taken subject, or which is hereafter executed by an insured and which is a charge or lien on the estate or interest described or referred to in Schedule A, and the amount so paid shall be deemed a payment under this policy to the insured owner.

12. PAYMENT OF LOSS.

(a) No payment shall be made without producing this policy for endorsement of the payment unless the policy has been lost or destroyed, in which case proof of loss or destruction shall be furnished to the satisfaction of the Company.

(b) When liability and the extent of loss or damage has been definitely fixed in accordance with these Conditions and Stipulations, the loss or damage shall be payable within 30 days thereafter.

13. SUBROGATION UPON PAYMENT OR SETTLEMENT.

(a) The Company's Right of Subrogation.

Whenever the Company shall have settled and paid a claim under this policy, all right of subrogation shall vest in the Company unaffected by any act of the insured claimant.

The Company shall be subrogated to and be entitled to all rights and remedies which the insured claimant would have had against any person or property in respect to the claim had this policy not been issued. If requested by the Company, the insured claimant shall transfer to the Company all rights and remedies against any person or property necessary in order to perfect this right of subrogation. The insured claimant shall permit the Company to sue, compromise or settle in the name of the insured claimant and to use the name of the insured claimant in any transaction or litigation involving these rights or remedies.

If a payment on account of a claim does not fully cover the loss of the insured claimant, the Company shall be subrogated to these rights and remedies in the proportion which the Company's payment bears to the whole amount of the loss.

If loss should result from any act of the insured claimant, as stated above, that act shall not void this policy, but the Company, in that event, shall be required to pay only that part of any losses insured against by this policy which shall exceed the amount, if any, lost to the Company by reason of the impairment by the insured claimant of the Company's right of subrogation.

(b) The Company's Rights Against Non-insured Obligors.

The Company's right of subrogation against non-insured obligors shall exist and shall include, without limitation, the rights of the insured to indemnities, guaranties, other policies of insurance or bonds, notwithstanding any terms or conditions contained in those instruments which provide for subrogation rights by reason of this policy.

14. ARBITRATION.

Unless prohibited by applicable law, either the Company or the insured may demand arbitration pursuant to the Title Insurance Arbitration Rules of the American Arbitration Association. Arbitrable matters may include, but are not limited to, any controversy or claim between the Company and the insured arising out of or relating to this policy, any service of the Company in connection with its issuance or the breach of a policy provision or other obligation. All arbitrable matters when the Amount of insurance is \$1,000,000 or less shall be arbitrated at the option of either the Company or the insured. All arbitrable matters when the Amount of Insurance is in excess of \$1,000,000 shall be arbitrated only when agreed to by both the Company and the insured. Arbitration pursuant to this policy and under the Rules in effect on the date the demand for arbitration is made or, at the option of the insured, the Rules in effect at Date of Policy shall be binding upon the parties. The award may include attorneys' fees only if the laws of the state in which the land is located permit a court to award attorneys' fees to a prevailing party. Judgment upon the award rendered by the Arbitrator(s) may be entered in any court having jurisdiction thereof.

The law of the situs of the land shall apply to an arbitration under the Title Insurance Arbitration Rules.

A copy of the Rules may be obtained from the Company upon request.

15. LIABILITY LIMITED TO THIS POLICY; POLICY ENTIRE CONTRACT.

(a) This policy together with all endorsements, if any, attached hereto by the Company is the entire policy and contract between the insured and the Company. In interpreting any provision of this policy, this policy shall be construed as a whole.

(b) Any claim of loss or damage, whether or not based on negligence, and which arises out of the status of the title to the estate or interest covered hereby or by any action asserting such claim, shall be restricted to this policy.

(c) No amendment of or endorsement to this policy can be made except by a writing endorsed hereon or attached hereto signed by either the President, a Vice President, the Secretary, an Assistant Secretary, or validating officer or authorized signatory of the Company.

16. SEVERABILITY.

In the event any provision of the policy is held invalid or unenforceable under applicable law, the policy shall be deemed not to include that provision and all other provisions shall remain in full force and effect.

17. NOTICES, WHERE SENT.

All notices required to be given the Company and any statement in writing required to be furnished the Company shall include the number of this policy and shall be addressed to: Consumer Affairs Department, P.O. Box 27567, Richmond, Virginia 23261-7567.

POLICY OF TITLE INSURANCE
Issued by
Transnation Title Insurance Company
SCHEDULE A

Amount of Insurance: **\$3,400,000.00**

Policy/File No.: **01491899**

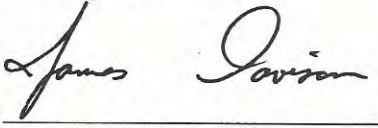
Date of Policy: **October 14, 2005 at Fee No. 3349408**

Name of Insured:

Swift Current Land & Cattle LLC, an Arizona Limited Liability Company

1. The estate or interest referred to herein is at the Date of Policy vested in:
Swift Current Land & Cattle LLC, an Arizona Limited Liability Company
2. The estate or interest in the land described herein and which is covered by this policy is:
A FEE
3. The land referred to in this policy is situated in the County of Coconino, State of ARIZONA, and is more particularly described in Exhibit "A" attached hereto and made a part hereof.

Countersigned:

BY: 

Authorized Officer or Agent

EXHIBIT "A"

All of Section 9, Township 14 North, Range 12 East of the Gila and Salt River Base and Meridian, Coconino County, Arizona.

Including all oil, gas and other minerals in, on or under or which may be produced from said land.

SCHEDULE B
EXCEPTIONS FROM COVERAGE

This policy does not insure against loss or damage, nor against costs, attorneys fees or expenses, any or all of which arise by reason of the following:

PART I

1. Taxes or assessments which are not shown as existing liens by the records of any taxing authority that levies taxes or assessments on real property or by the public records.

Proceedings by a public agency which may result in taxes or assessments, or notices or such proceedings, whether or not shown by the records of such agency or by the public records.
2. Any facts, rights, interests or claims which are not shown by the public records but which could be ascertained by an inspection of the land or which may be asserted by persons in possession thereof.
3. Easements, liens or encumbrances, or claims thereof, which are not shown by the public records.
4. Discrepancies, conflicts in boundary lines, shortages in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.
5. (a) Unpatented mining claims; (b) reservations or exceptions in patents or in Acts authorizing the issuance thereof; (c) water rights, claims or title to water, and agreements, covenants, conditions or rights incident thereto, whether or not the matters excepted under (a), (b) or (c) are shown by the public records.

SCHEDULE B
EXCEPTIONS FROM COVERAGE

PART II

THIS POLICY DOES NOT INSURE AGAINST LOSS OR DAMAGE BY REASON OF THE FOLLOWING:

1. OBLIGATIONS imposed upon said land by its inclusion within any district formed pursuant to Title 48, Arizona Revised Statutes, excluding however Municipal or County Improvement Districts.
2. THE RIGHTS of the United States of America the State of Arizona and/or other parties to any portion of the within property lying within the bed, or former bed, of any water course, as that term is defined under Arizona law.
3. ANY TERMS, CONDITIONS, RULES OR RESTRICTIONS imposed, upon the right of access to the land described in Schedule A, by the United States of America acting by and through the Forest Service, Department of Agriculture.
4. TAXES AND ASSESSMENTS collectible by the County Treasurer, a lien payable but not yet due for the following year:

Second half of 2005

OWNER'S POLICY OF TITLE INSURANCE

American Land Title Association (10/17/92)

Issued by
**Transnation Title
Insurance Company**

Transnation Title Insurance Company
is a member of the LandAmerica family of title insurance
underwriters.



LandAmerica Financial Group, Inc.
101 Gateway Centre Parkway
Richmond, Virginia 23235-5153
www.landam.com

Form B 1190-56B

THANK YOU.

Title insurance provides for the protection of your real estate investment. We suggest you keep this policy in a safe place where it can be readily available for future reference.

If you have questions about title insurance or the coverage provided by this policy, contact the office that issued this policy, or you may call or write:

Transnation Title Insurance Company
Consumer Affairs
P.O. Box 27567
Richmond, Virginia 23261-7567
telephone, toll free: 800 446-7086
web: www.landam.com

We thank you for choosing to do business with Transnation Title Insurance Company, and look forward to meeting your future title insurance needs.

Transnation Title Insurance Company
is a member of the LandAmerica family of title insurance
underwriters.



APPENDIX D

**ERS
Environmental
LienSearch
Report**

Environmental Lien Research

REPORT RESULTS



Report Results for:

Patrick Mette
WestLand Resources, Inc.
4001 E Paradise Falls Dr.
Tucson, AZ 85712
EL Coversheet
June 25, 2020

Subject Site: East Clear Creek - Parcel 403-13-006-E

ERS Order #:

Clients Project #: **807.211**

2104724030

Address: **East Clear Creek**

City, State Zip: **Coconino County, AZ**

Prepared For:

Date:

Name: **Patrick Mette**

June 25, 2020

Company: **WestLand Resources, Inc.**

Prepared By:

Address: **4001 E Paradise Falls Dr.**

Name: **Nadine Kieselbach**

City, State Zip: **Tucson, AZ 85712**

Phone #: **(714) 669-8096**

Ext. 1004

The Environmental Lien Search Report provides results from a search of available current land title records for environmental cleanup liens and other activity and use limitations, such as engineering controls and institutional controls.

A network of professional, trained researchers, following established procedures, uses client supplied property information to:

- search for parcel information and/or legal description;
- search for ownership information;
- research official land title documents recorded at jurisdictional agencies such as recorders' office, registries of deed, county clerks' offices, etc.;
- access a copy of the deed;
- search for environmental encumbering instrument(s) associated with the deed;
- provide a copy of any environmental encumbrance(s) based upon a review of key words in the instrument(s) (title, parties involved and description); and
- provide a copy of the deed or cite documents reviewed;

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Environmental Lien and AUL Report Update

TARGET PROPERTY INFORMATION

ADDRESS

East Clear Creek
Coconino County, Arizona

RESEARCH SOURCE

Source: Coconino County Assessor
Coconino County Recorder

DEED INFORMATION

Type of Instrument: Warranty Deed

Grantor: Swift Current Land & Cattle LLC

Grantee: Resolution Copper Mining LLC, a Delaware limited liability company

Deed Dated: 03/24/2020

Deed Recorded: 04/08/2020

Document No. 3869998

LEGAL DESCRIPTION

All that certain piece or parcel of land situated and lying in Section 9, Township 14 North, Range 12 East of the Gila and Salt River Base and Meridian, Coconino County, State of Arizona

Assessor's Parcel Number(s): 403-13-006-E

ENVIRONMENTAL LIEN

Environmental Lien: Found ☐ Not Found ☒

OTHER ACTIVITY AND USE LIMITATIONS (AULs)

Other AULs: Found ☐ Not Found ☒

After recording return to:

Resolution Copper Mining LLC
Attn: Legal Department
102 Magma Heights, Box 1944
Superior, AZ 85173

Exempt pursuant to A.R.S. § 11-1134.B.7(b)

WARRANTY DEED

FOR THE CONSIDERATION of Ten Dollars (\$10.00) and other valuable considerations, **SWIFT CURRENT LAND & CATTLE LLC**, whose address is 102 Magma Heights, Box 1944, Superior, AZ 85173, ("Grantor") does hereby convey to **RESOLUTION COPPER MINING LLC**, a Delaware limited liability company, whose address is 102 Magma Heights, Box 1944, Superior, AZ 85173 ("Grantee"); that certain real property situated in Coconino County, Arizona, Section 9, Township 14 North, Range 12 East, G&SR Mer., Coconino County, Arizona.

TOGETHER WITH all associated rights, water rights, tenements, hereditaments and appurtenances thereto belonging, or otherwise appertaining thereto;

SUBJECT TO:

1. Current taxes;
2. All matters of record in the official records of Coconino County, or would be apparent by an inspection of the property conveyed hereby;
3. Reservations in patents from the United States of America or the State of Arizona.

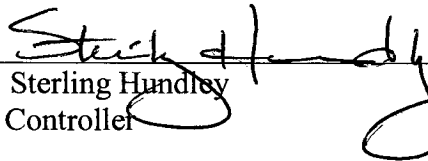
TO HAVE AND TO HOLD the same, together with the appurtenances and privileges thereunto incident, unto the Grantee, its successors and assigns forever.

GRANTOR WARRANTS title to the Property against all persons whomsoever, subject only to those matters described above.

Presented for recording without liability
for acceptability or sufficiency by
FIRST AMERICAN TITLE

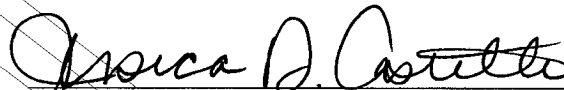
DATED this 24th day of March, 2020.

GRANTOR:
SWIFT CURRENT LAND & CATTLE LLC


By: Sterling Hundley
Its: Controller

STATE OF ARIZONA)
) ss.
County of Pinal)

The foregoing instrument was acknowledged before me this 24th day of March, 2020, by Sterling Hundley, its Controller.


Notary Public

My commission expires:
May 31, 2022

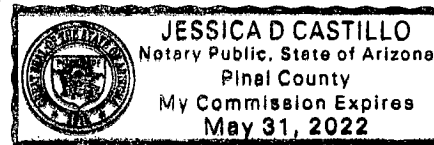


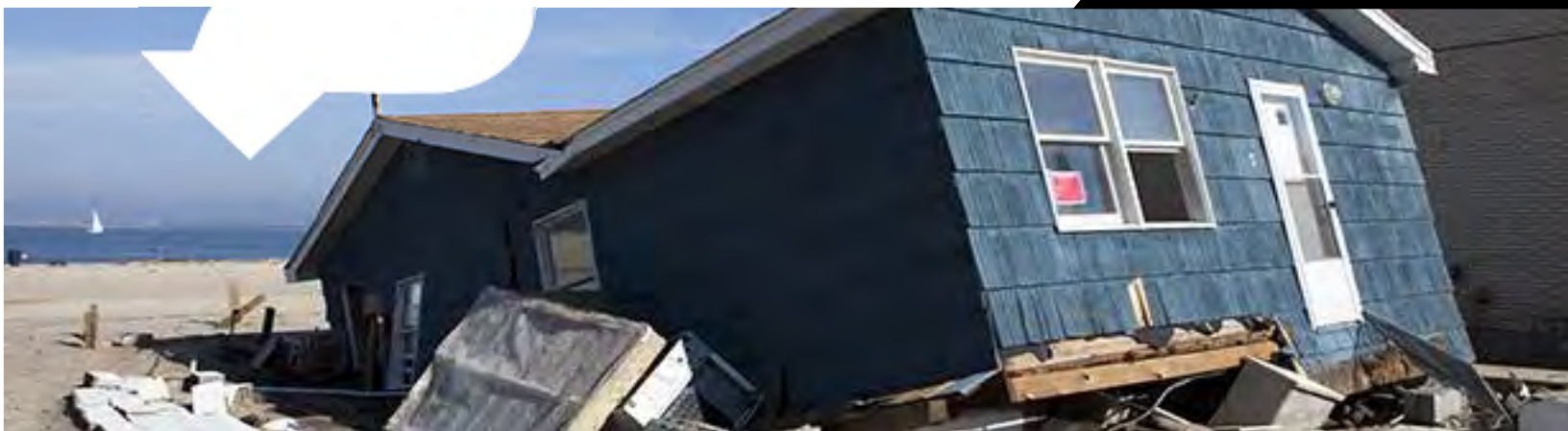
Exhibit A

All of Section 9, Township 14 North, Range 12 East of the Gila and Salt River Base and Meridian, Coconino County, Arizona.

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Environmental Lien Research

REPORT RESULTS



Report Results for:

Sarah Richman
WestLand Resources
4001 E Paradise Falls Drive
Tucson, AZ 86712
2104668143 EL
April 29, 2016

Subject Site:

Clients Project #: **807.126**
Address: **East Clear Creek**
City, State Zip: **Coconino County, AZ**

ERS Order #:

2104668143 EL

Prepared For:

Name: Sarah Richman
Company: WestLand Resources
Address: 4001 E Paradise Falls Drive
City, State Zip: Tucson, AZ 86712

Date:

April 29, 2016



The NETR Environmental Lien Search Report

**EAST CLEAR CREEK
COCONINO COUNTY, ARIZONA**

Friday, April 29, 2016

Project Number: L16-01206

2055 East Rio Salado Parkway
Tempe, Arizona 85281

Telephone: 480-967-6752
Fax: 480-966-9422

ENVIRONMENTAL LIEN REPORT

The NETR Environmental LienSearch Report provides results from a search of available current land title records for environmental cleanup liens and other activity and use limitations, such as engineering controls and institutional controls.

A network of professional, trained researchers, following established procedures, uses client supplied property information to:

- search for parcel information and/or legal description;
- search for ownership information;
- research official land title documents recorded at jurisdictional agencies such as recorders' office, registries of deed, county clerks' offices, etc.;
- access a copy of the deed;
- search for environmental encumbering instrument(s) associated with the deed;
- provide a copy of any environmental encumbrance(s) based upon a review of key words in the instrument(s) (title, parties involved and description); and
- provide a copy of the deed or cite documents reviewed;

Thank you for your business

Please contact NETR at 480-967-6752
with any questions or comments

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ENVIRONMENTAL LIEN REPORT

The NETR Environmental Lien Search Report is intended to assist in the search for environmental liens filed in land title records.

TARGET PROPERTY INFORMATION

ADDRESS

East Clear Creek
Coconino County, Arizona

RESEARCH SOURCE

Source: Coconino County Assessor
Coconino County Recorder

DEED INFORMATION

Type of Instrument: Warranty Deed

Grantor: The Trust for Public Land, a nonprofit California public benefit corporation

Grantee: Swift Current Land & Cattle, LLC, an Arizona limited liability company

Deed Dated: 10/12/2005
Deed Recorded: 10/14/2005
Instrument: 3349408

LEGAL DESCRIPTION

All that certain piece or parcel of land situated and lying in Section 9, Township 14 North, Range 12 East of the Gila and Salt River Base and Meridian, Coconino County, State of Arizona

Assessor's Parcel Number(s): 403-13-006-E

ENVIRONMENTAL LIEN

Environmental Lien: Found ☐ Not Found ☒

OTHER ACTIVITY AND USE LIMITATIONS (AULs)

Other AULs: Found ☐ Not Found ☒

RECORDING REQUESTED BY
AND WHEN RECORDED MAIL TO:



3349408

Page: 1 of 2
DF

SWIFT CURRENT LAND & CATTLE LLC
Attn: F.D. Hegner, Chief Operating Officer
2525 E. Arizona Biltmore Circle, Suite C-135
Phoenix, Arizona 85016

WARRANTY DEED

THIS WARRANTY DEED is made this 12th day of October, 2005, between **THE TRUST FOR PUBLIC LAND**, a nonprofit California public benefit corporation, authorized to do business in the State of Arizona as TPL-Arizona Inc., hereinafter called **GRANTOR**, and **SWIFT CURRENT LAND & CATTLE, LLC**, an Arizona limited liability company, whose address is 2525 E. Arizona Biltmore Circle, Suite C-135, Phoenix, Arizona 85016, hereinafter called **GRANTEE**.

WITNESSETH: That the said Grantor, for and in consideration of the sum of **TEN DOLLARS and other good and valuable consideration**, to the Grantor in hand paid by the Grantee, the receipt of which is hereby acknowledged, does by these presents convey and warrant the title against all persons whomsoever unto the said Grantee, and its assigns, forever, all that certain lot, piece, or parcel of land situate, lying, and being in the County of Coconino, State of Arizona, as more particularly described as follows, to-wit:

All of Section 9, Township 14 North, Range 12 East of the Gila and Salt River
Base and Meridian, Coconino County, Arizona.

Including all oil, gas and other minerals in, on or under or which may be produced
from said land.

Containing 640 acres, more or less.

together with any improvements and fixtures thereon, and any and all rights and appurtenances pertaining to the property, including any development rights, easements appurtenant, and any right, title and interest of Seller in and to timber, minerals, mineral rights and royalty interests, water rights, adjacent streets, alleys, and rights of way related to the Property.

SUBJECT TO:

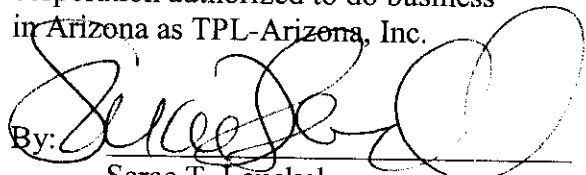
1. OBLIGATIONS imposed upon said land by its inclusion within any district formed pursuant to Title 48, Arizona Revised Statutes, excluding however Municipal or County Improvement Districts.
2. TAXES AND ASSESSMENTS collectible by the County Treasurer for the year 2005 and thereafter, a lien not yet due and payable.

7

3. THE RIGHTS of the United States of America the State of Arizona and/or other parties to any portion of the within property lying within the bed, or former bed, of any water course, as that term is defined under Arizona law.
4. ANY TERMS, CONDITIONS, RULES OR RESTRICTIONS imposed, upon the right of access to the land described in Schedule A, by the United States of America acting by and through the Forest Service, Department of Agriculture.
5. EASEMENTS, liens or encumbrances, or claims thereof, which are not shown by the public records.
6. DISCREPANCIES, conflicts in boundary lines, shortage in area, encroachments, or any other facts which a correct survey would disclose, and which are not shown by the public records.

IN WITNESS WHEREOF, the said Grantor has hereunto set its hand and seal the day and year first above written.

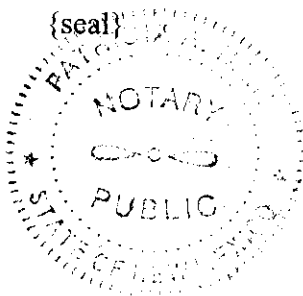
THE TRUST FOR PUBLIC LAND,
a California nonprofit public benefit
corporation authorized to do business
in Arizona as TPL-Arizona, Inc.

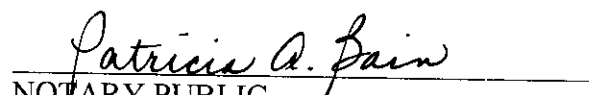
By: 
Sarae T. Leuckel
Regional Counsel

ACKNOWLEDGMENT

State of New Mexico }
County of Santa Fe }

The foregoing instrument was acknowledged before me this October 12, 2005 (date) by Sarae T. Leuckel as Regional Counsel of The Trust for Public Land, a nonprofit California public benefit corporation, on behalf of the corporation.




NOTARY PUBLIC
Print Name: Patricia A. Bain
My Commission Expires: 10-30-05



3349408
Page: 2 of 2
DF

APPENDIX E

ERS RecCheck Area Report Results

RecCheck

The Standard for ASTM/AAI Radius Searches

(One Mile Environmental Records Search, Exceeds ASTM 1527/1528 and EPA AII Appropriate Inquiry)

Area Report Results

REPORT RESULTS



Site Location:

East Clear Creek
Coconino County, AZ 86336
(N 34-37-0, W 111-4-53) NAD83

Client:

WestLand Resources, Inc.

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EXECUTIVE SUMMARY

INFORMATION ON THE REQUESTED LOCATION

Site Address:	East Clear Creek Coconino County, AZ 86336
Client Project Name/Number:	East Clear Creek 807.211
Coordinates:	N 34-37-0, W 111-4-53 (NAD 83) 34.6166814285366, -111.081326294338
Date of Report	June 18, 2020
ERS Project Number:	2104724028
Subject Site Listed on the following lists:	Not Listed
Subject Site Listed as Map ID#:	N/A
USGS 7.5 Minute Quad Map:	Leonard Canyon (2014-12-09)
Subject Site Located within a Potential Area of Concern:	No
Township, Section and Range:	Township: 14N Range: 12E Section: 009
Site Elevation: (feet above or below (-) mean sea level)	Approximately 6248 ft near the center of the area.
Flood Zone: (FEMA Q3 Digital Data)	Panel: 04005C8175G, Effective Date: 9/3/2010 Zone X - Area of minimal flood hazard, usually depicted on FIRMs as above the 500-year flood level.
Fire Insurance Map Coverage:	No
Radon Information:	EPA Radon Zone: 2 (Predicted avg for county: 2 to 4 pCi/L)
Search Radius Expansion Size: (In Miles)	0
Soil Type: (USDA Soil Survey Geographic Database) (SSURGO)	Limestone and sandstone rock land Map Unit Type: Consociation Hydric: No

Zip Codes Searched for "Un-Mappable" Sites:	Not Researched
Occurrence Count:	1

SUMMARY OF OCCURRENCES

MAP ID	ID/SITE NAME	ADDRESS	DATABASE	STATUS	DISTANCE (MILES)	ELEV DIFF (FEET)
1 Maps: 1 , 4	30411 U S Bureau Reclamation 1 MacksCrosing	Not Reported by Agency	OGW-AZ	Unknown	0.03 W	N/A

POTENTIAL AREAS OF CONCERN/CONTAMINATION SUMMARY

DATABASE SEARCHED	SUBJECT SITE WITHIN POTENTIAL AREA OF CONCERN	AREAS FOUND WITHIN 1-MILE RADIUS
Brownfields-AZ	No	0
Close-WQARF-AZ	No	0
NPL-R9-US	No	0
DOD-AZ	No	0
EpaNPL-AZ	No	0
WQARF-AZ	No	0
Military-Bases-US	No	0
LF-Pima-AZ	No	0
LF-FedState-AZ	No	0

DATABASE OCCURRENCE SUMMARY

HIGH RISK* OCCURRENCES IDENTIFIED IN REQUESTED SEARCH RADIUS		
DATABASE SEARCHED	DISTANCE SEARCHED (MILES)	HIGH RISK OCCURRENCES FOUND
ASPL-AZ	0.5	0
BF-Open-AZ	0.5	0
CERCLIS-US	0.5	0
LUST-Open-AZ	0.5	0
NPL-US	1	0
Proposed-NPL-US	1	0
RemOther-Open-AZ	0.5	0
SAA-Agreements-US	1	0
Tribal-LUST-Open-Reg9	0.5	0
VCP-Open-AZ	0.5	0

* For the purposes of this report, "high risk" occurrences are those that have known contamination and have not received a "case closed" or "no further action" status from the agency that maintains the records.

ASTM/AAI STANDARD RECORD SOURCES SUMMARY

STANDARD ENVIRONMENTAL RECORD SOURCES	ASTM MIN. SEARCH DIST. / ERS SEARCH DIST. (MILES)	ERS DATABASE NAME	TOTAL LISTINGS	MAP ID #'S
Federal NPL site list	1.0 / 1.0	NPL-US	0	None Listed
		Proposed-NPL-US	0	None Listed
Federal Delisted NPL site list	0.5 / 1.0	Delisted-NPL-US	0	None Listed
Federal CERCLIS list	0.5 / 0.5	CERCLIS-US	0	None Listed
Federal CERCLIS NFRAP site list	0.5 / 0.5	CERCLIS-Archived-US	0	None Listed
Federal RCRA CORRACTS facilities list	1.0 / 1.0	RCRA-COR-US	0	None Listed
Federal RCRA non-CORRACTS	0.5 / 0.5	RCRA-TSDF-US	0	None Listed

TSD facilities list				
Federal RCRA generators list	Property and adjoining properties / 0.25	RCRA-CESQG-US	0	None Listed
		RCRA-LQG-US	0	None Listed
		RCRA-NON-US	0	None Listed
		RCRA-SQG-US	0	None Listed
Federal Inst/Eng control registries	Property Only / 0.25	Controls-RCRA-US	0	None Listed
		Controls-US	0	None Listed
		Hist-US-EC	0	None Listed
		Hist-US-IC	0	None Listed
		LIENS-US	0	None Listed
Federal ERNS list	Property Only / 0.0625	ERNS-US	0	None Listed
State and Tribal-Equivalent NPL	1.0 / 1.0	Not Reported by Agency	0	None Listed
State and Tribal-Equivalent CERCLIS	0.5 / 0.5	ASPL-AZ	0	None Listed
		Hist-SS-AZ	0	None Listed
State and Tribal landfill and/or solid waste disposal sites	0.5 / 0.5	Debris-US	0	None Listed
		Hist-Dumps-US	0	None Listed
		SWF-AZ	0	None Listed
		SWF-Closed-AZ	0	None Listed
		SWLF-US	0	None Listed
		Transfer-AZ	0	None Listed
		Tribal-ODI-US	0	None Listed
		LUST-Closed-AZ	0	None Listed
State and Tribal Leaking Storage Tank Lists	0.5 / 0.5	LUST-Open-AZ	0	None Listed
		LUST-Suspected-AZ	0	None Listed
		Tribal-LUST-Closed-Reg9	0	None Listed
		Tribal-LUST-Open-Reg9	0	None Listed
		AST2-AZ	0	None Listed
State and Tribal Registered Storage Tank Lists	Property and adjoining properties / 0.25	AST-AZ	0	None Listed
		FEMA-UST-US	0	None Listed
		Tribal-UST-Reg9	0	None Listed
		UST-AZ	0	None Listed
State and Tribal Inst/Eng Control Registries	Property Only / 0.5	Controls-AZ	0	None Listed
State and Tribal Voluntary Cleanup Sites	0.5 / 0.5	Tribal-VCP-US	0	None Listed
		VCP-Closed-AZ	0	None Listed
		VCP-Open-AZ	0	None Listed
		VCP-Other-AZ	0	None Listed

State and Tribal Brownfield Sites	0.5 / 0.5	BF-Closed-AZ	0	None Listed
		BF-Open-AZ	0	None Listed
		BF-Tribal-US	0	None Listed

FEDERAL ASTM/AAI DATABASES							
DATABASE SEARCHED	DISTANCE SEARCHED	SUBJECT SITE	0.125 MILES	0.25 MILES	0.5 MILES	1.0 MILES	TOTAL
BF-Tribal-US	0.5	0	0	0	0	-	0
BF-US	0.5	0	0	0	0	-	0
CERCLIS-Archived-US	0.5	0	0	0	0	-	0
CERCLIS-US	0.5	0	0	0	0	-	0
Controls-RCRA-US	0.5	0	0	0	0	-	0
Controls-US	0.5	0	0	0	0	-	0
Debris-US	0.5	0	0	0	0	-	0
Delisted-NPL-US	1	0	0	0	0	0	0
ERNS-US	0.0625	0	0	-	-	-	0
FEMA-UST-US	0.25	0	0	0	-	-	0
FTTS-ENF-US	0.25	0	0	0	-	-	0
Hist-Dumps-US	0.5	0	0	0	0	-	0
Hist-US-EC	0.5	0	0	0	0	-	0
Hist-US-IC	0.5	0	0	0	0	-	0
HMIS-US	0.0625	0	0	-	-	-	0
LIENS-US	0.0625	0	0	-	-	-	0
NPL-US	1	0	0	0	0	0	0
PADS-US	0.0625	0	0	-	-	-	0
PCB-US	0.25	0	0	0	-	-	0
Proposed-NPL-US	1	0	0	0	0	0	0
RCRA-CESQG-US	0.25	0	0	0	-	-	0
RCRA-COR-US	1	0	0	0	0	0	0
RCRA-LQG-US	0.25	0	0	0	-	-	0
RCRA-NON-US	0.25	0	0	0	-	-	0
RCRA-SQG-US	0.25	0	0	0	-	-	0
RCRA-TSDF-US	0.5	0	0	0	0	-	0
SAA-Agreements-US	1	0	0	0	0	0	0
SWLF-US	0.5	0	0	0	0	-	0
Tribal-LUST-Closed-Reg9	0.5	0	0	0	0	-	0
Tribal-LUST-Open-Reg9	0.5	0	0	0	0	-	0
Tribal-ODI-US	0.5	0	0	0	0	-	0
Tribal-UST-Reg9	0.25	0	0	0	-	-	0
Tribal-VCP-US	0.5	0	0	0	0	-	0

STATE ASTM/AAI DATABASES							
DATABASE SEARCHED	DISTANCE SEARCHED	SUBJECT SITE	0.125 MILES	0.25 MILES	0.5 MILES	1.0 MILES	TOTAL
ASPL-AZ	0.5	0	0	0	0	-	0
AST2-AZ	0.25	0	0	0	-	-	0
AST-AZ	0.25	0	0	0	-	-	0
BF-Closed-AZ	0.5	0	0	0	0	-	0
BF-Open-AZ	0.5	0	0	0	0	-	0
Controls-AZ	0.5	0	0	0	0	-	0
Hist-SPILLS-AZ	0.0625	0	0	-	-	-	0
Hist-SS-AZ	0.5	0	0	0	0	-	0
LUST-Closed-AZ	0.5	0	0	0	0	-	0
LUST-Open-AZ	0.5	0	0	0	0	-	0

STATE ASTM/AAI DATABASES

DATABASE SEARCHED	DISTANCE SEARCHED	SUBJECT SITE	0.125 MILES	0.25 MILES	0.5 MILES	1.0 MILES	TOTAL
LUST-Suspected-AZ	0.5	0	0	0	0	-	0
Oil-Centers-AZ	0.5	0	0	0	0	-	0
RemOther-Closed-AZ	0.5	0	0	0	0	-	0
RemOther-Open-AZ	0.5	0	0	0	0	-	0
SWF-AZ	0.5	0	0	0	0	-	0
SWF-Closed-AZ	0.5	0	0	0	0	-	0
Transfer-AZ	0.5	0	0	0	0	-	0
UST-AZ	0.25	0	0	0	-	-	0
VCP-Closed-AZ	0.5	0	0	0	0	-	0
VCP-Open-AZ	0.5	0	0	0	0	-	0
VCP-Other-AZ	0.5	0	0	0	0	-	0

SUPPLEMENTAL DATABASES

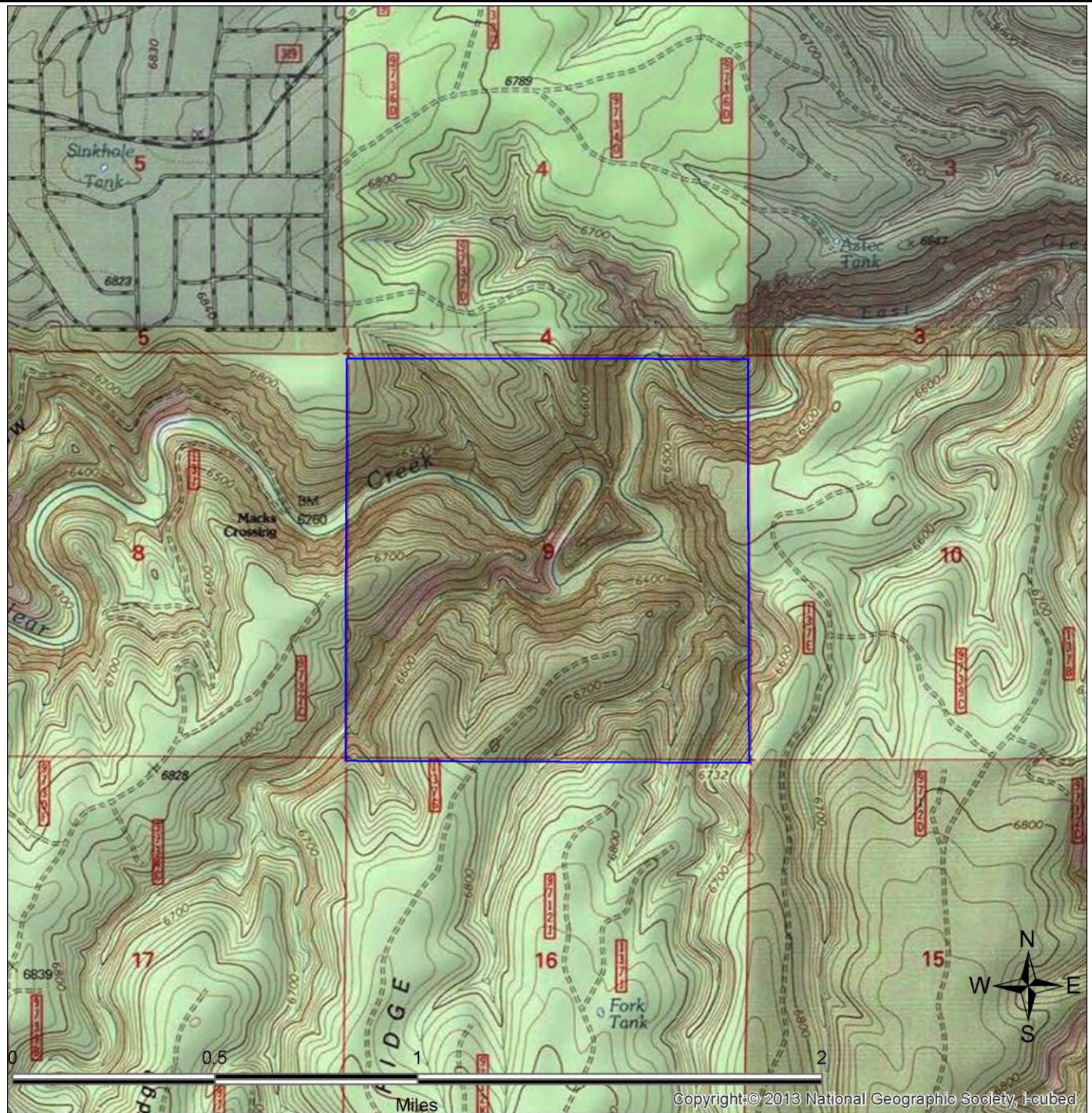
DATABASE SEARCHED	DISTANCE SEARCHED	SUBJECT SITE	0.125 MILES	0.25 MILES	0.5 MILES	1.0 MILES	TOTAL
Abandoned-Mines-AZ	0.0625	0	0	-	-	-	0
Air-AZ	0.25	0	0	0	-	-	0
Allfac-AZ	0.25	0	0	0	-	-	0
BioFuel-US	0.25	0	0	0	-	-	0
CDL-AZ	0.0625	0	0	-	-	-	0
CDL-US	0.0625	0	0	-	-	-	0
Coal-Ash-AZ	0.5	0	0	0	0	-	0
Coal-Ash-Dams-US	0.5	0	0	0	0	-	0
Dams-AZ	0.25	0	0	0	-	-	0
DryCleaners-AZ	0.25	0	0	0	-	-	0
DryWell-AZ	0.25	0	0	0	-	-	0
EGRID-US	0.5	0	0	0	0	-	0
EPA-Watch-List-US	0.25	0	0	0	-	-	0
FA-HW-US	0.0625	0	0	-	-	-	0
FA-UST-AZ	0.0625	0	0	-	-	-	0
FRS-US	0.0625	0	0	-	-	-	0
FTTS-INSP-US	0.0625	0	0	-	-	-	0
FUDS-US	1	0	0	0	0	0	0
FUSRAP-US	0.25	0	0	0	-	-	0
Hist-ACIDS-AZ	0.25	0	0	0	-	-	0
Hist-AFS2-US	0.25	0	0	0	-	-	0
Hist-AFS-US	0.25	0	0	0	-	-	0
Hist-AZ	0.0625	0	0	-	-	-	0
Hist-CERCLIS-NFRAP-US	0.25	0	0	0	-	-	0
Hist-CERCLIS-US	0.25	0	0	0	-	-	0
Hist-DryWells-AZ	0.25	0	0	0	-	-	0
Hist-ERNS-US	0.0625	0	0	-	-	-	0
Hist-FIFRA-US	0.25	0	0	0	-	-	0
Hist-FINDS-US	0.0625	0	0	-	-	-	0
Hist-HML-AZ	0.25	0	0	0	-	-	0
Hist-LF-AZ	0.25	0	0	0	-	-	0
Hist-LUST-AZ	0.25	0	0	0	-	-	0
HIST-MLTS-US	0.25	0	0	0	-	-	0
Hist-NPL-US	0.25	0	0	0	-	-	0
Hist-RCRIS-US	0.25	0	0	0	-	-	0
Hist-Superfund-AZ	0.25	0	0	0	-	-	0
Hist-TRIS-US	0.25	0	0	0	-	-	0
Hist-US	0.0625	0	0	-	-	-	0

SUPPLEMENTAL DATABASES							
DATABASE SEARCHED	DISTANCE SEARCHED	SUBJECT SITE	0.125 MILES	0.25 MILES	0.5 MILES	1.0 MILES	TOTAL
Hist-UST-AZ	0.25	0	0	0	-	-	0
Hist-WaterWells-US	0.0625	0	0	-	-	-	0
ICIS-Air-US	0.0625	0	0	-	-	-	0
ICIS-FEC-US	0.0625	0	0	-	-	-	0
ICIS-NPDES-US	0.0625	0	0	-	-	-	0
Lead-Smelter-2-US	0.25	0	0	0	-	-	0
Lead-US	0.25	0	0	0	-	-	0
LMOP-US	0.5	0	0	0	0	-	0
Mines-AZ	0.0625	0	0	-	-	-	0
MINES-US	0.0625	0	0	-	-	-	0
MLTS-US	0.0625	0	0	-	-	-	0
MRDS-US	0.25	0	0	0	-	-	0
NPDES-AZ	0.0625	0	0	-	-	-	0
OGW-AZ	0.0625	0	1	-	-	-	1
PCS-US	0.25	0	0	0	-	-	0
RADINFO-US	0.0625	0	0	-	-	-	0
RFG-Lab-US	0.25	0	0	0	-	-	0
RMP-US	0.0625	0	0	-	-	-	0
ROD-US	0.5	0	0	0	0	-	0
SDWIS-US	0.25	0	0	0	-	-	0
SSTS-US	0.0625	0	0	-	-	-	0
SWT-AZ	0.25	0	0	0	-	-	0
Tribal-Air-US	0.25	0	0	0	-	-	0
TRIS2000-US	0.0625	0	0	-	-	-	0
TRIS2010-US	0.0625	0	0	-	-	-	0
TRIS80-US	0.0625	0	0	-	-	-	0
TRIS90-US	0.0625	0	0	-	-	-	0
TSCA-US	0.0625	0	0	-	-	-	0
UIC-AZ	0.0625	0	0	-	-	-	0
UMTRA-US	0.0625	0	0	-	-	-	0
USGS-Waterwells-US	0.0625	0	0	-	-	-	0
Vapor-Intrusions-US	0.5	0	0	0	0	-	0
Waste-tire-AZ	0.5	0	0	0	0	-	0
Wells-AZ	0.0625	0	0	-	-	-	0

PROPRIETARY HISTORIC DATABASES							
DATABASE SEARCHED	DISTANCE SEARCHED	SUBJECT SITE	0.125 MILES	0.25 MILES	0.5 MILES	1.0 MILES	TOTAL
Hist-Agriculture	0.0625	0	0	-	-	-	0
Hist-Auto Dealers	0.0625	0	0	-	-	-	0
Hist-Auto Repair	0.25	0	0	0	-	-	0
Hist-Chemical Manufacturing	0.0625	0	0	-	-	-	0
Hist-Chemical-Storage	0.0625	0	0	-	-	-	0
Hist-Cleaners	0.25	0	0	0	-	-	0
Hist-Convenience	0.0625	0	0	-	-	-	0
Hist-Disposal-Recycle	0.0625	0	0	-	-	-	0
Hist-Food-Processors	0.0625	0	0	-	-	-	0
Hist-Gun-Ranges	0.0625	0	0	-	-	-	0
Hist-Machine Shop	0.0625	0	0	-	-	-	0
Hist-Manufacturing	0.0625	0	0	-	-	-	0
Hist-Metal Plating	0.0625	0	0	-	-	-	0
Hist-Mining	0.0625	0	0	-	-	-	0
Hist-Mortuaries	0.0625	0	0	-	-	-	0

PROPRIETARY HISTORIC DATABASES

DATABASE SEARCHED	DISTANCE SEARCHED	SUBJECT SITE	0.125 MILES	0.25 MILES	0.5 MILES	1.0 MILES	TOTAL
Hist-Oil-Gas	0.0625	0	0	-	-	-	0
Hist-OilGas-Refiners	0.0625	0	0	-	-	-	0
Hist-Other	0.0625	0	0	-	-	-	0
Hist-Paint-Stores	0.0625	0	0	-	-	-	0
Hist-Petroleum	0.0625	0	0	-	-	-	0
Hist-Post-Offices	0.0625	0	0	-	-	-	0
Hist-Printers	0.0625	0	0	-	-	-	0
Hist-Rental	0.0625	0	0	-	-	-	0
Hist-RV-Dealers	0.0625	0	0	-	-	-	0
Hist-Salvage	0.0625	0	0	-	-	-	0
Hist-Service Stations	0.25	0	0	0	-	-	0
Hist-Steel-Metals	0.0625	0	0	-	-	-	0
Hist-Textile	0.0625	0	0	-	-	-	0
Hist-Transportation	0.0625	0	0	-	-	-	0
Hist-Trucking	0.0625	0	0	-	-	-	0
Hist-Vehicle-Parts	0.0625	0	0	-	-	-	0
Hist-Vehicle-Washing	0.0625	0	0	-	-	-	0



SITE LOCATION TOPOGRAPHIC MAP

U.S. Geological Survey. Leonard Canyon (2014-12-09) Quadrangle, 7.5 Minute Series

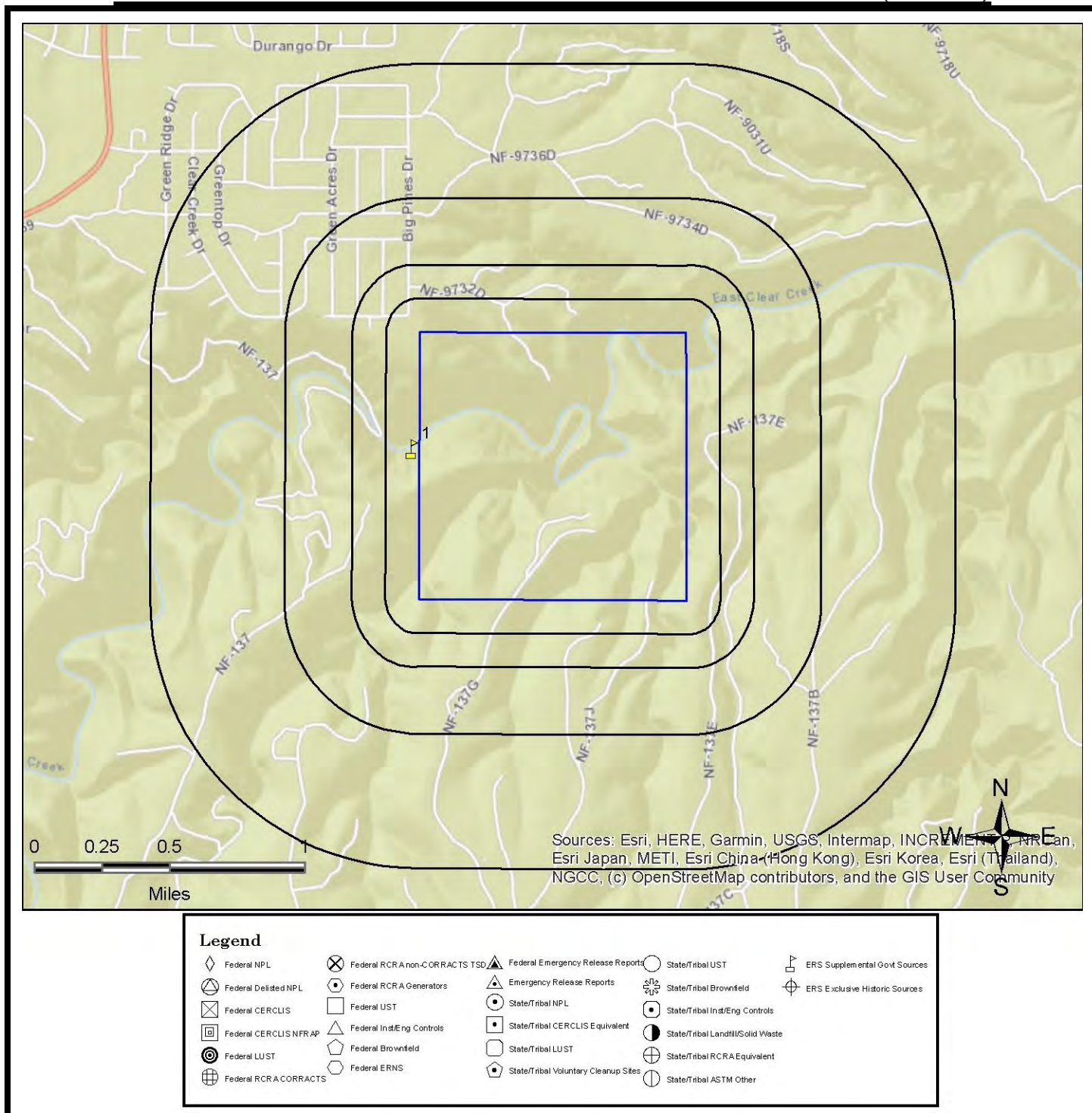
WestLand Resources, Inc.

East Clear Creek
Coconino County, AZ 86336

FIGURE: 1
JOB: 807.211
DATE: 6/18/2020

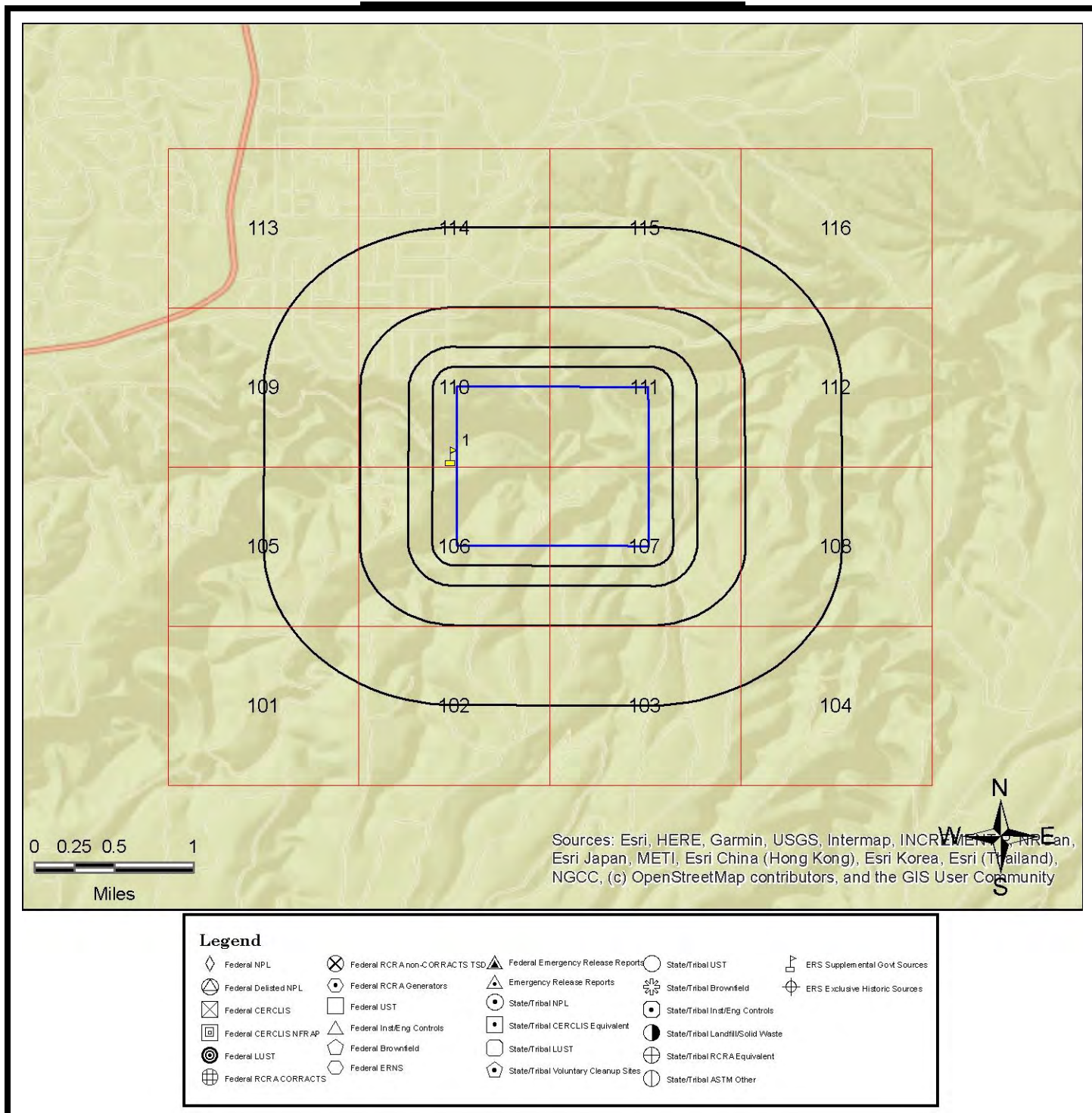
WestLand Resources, Inc.	East Clear Creek Coconino County, AZ 86336	FIGURE: 2 JOB: 807.211 DATE: 6/18/2020
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1-MILE RADIUS STREET MAP W/OCCURRENCES (MAP1)



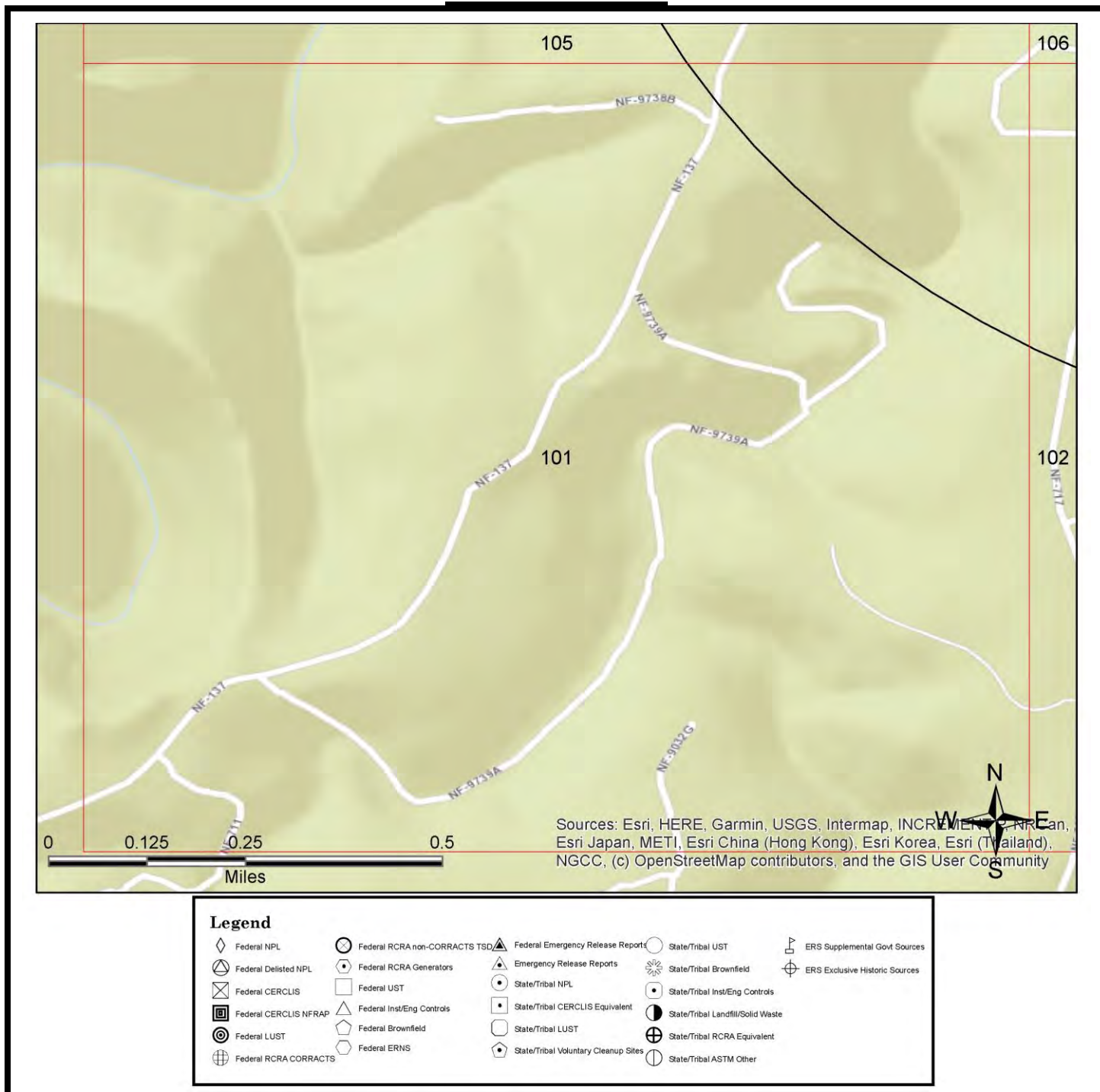
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID LAYOUT MAP KEY



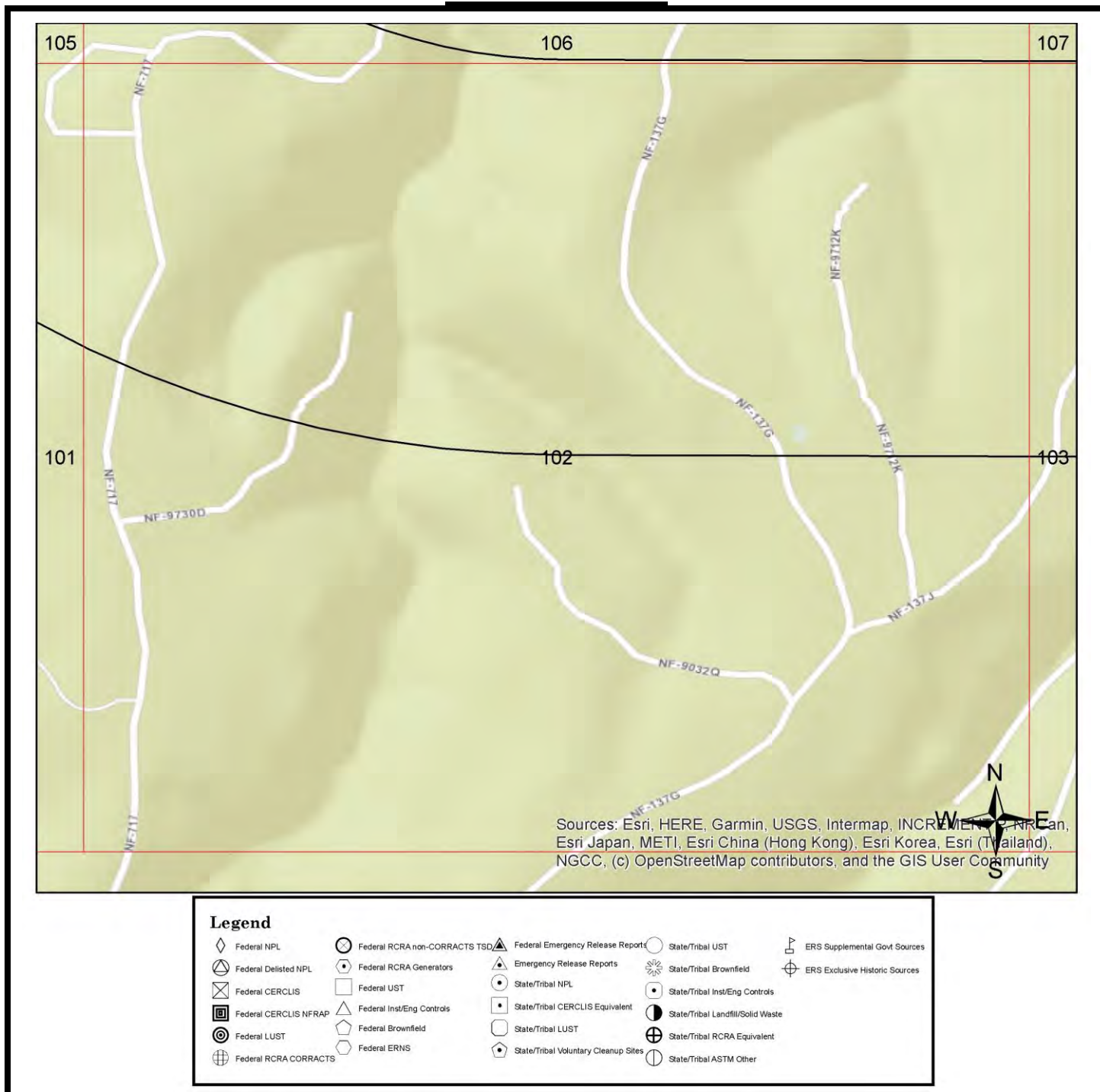
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 101



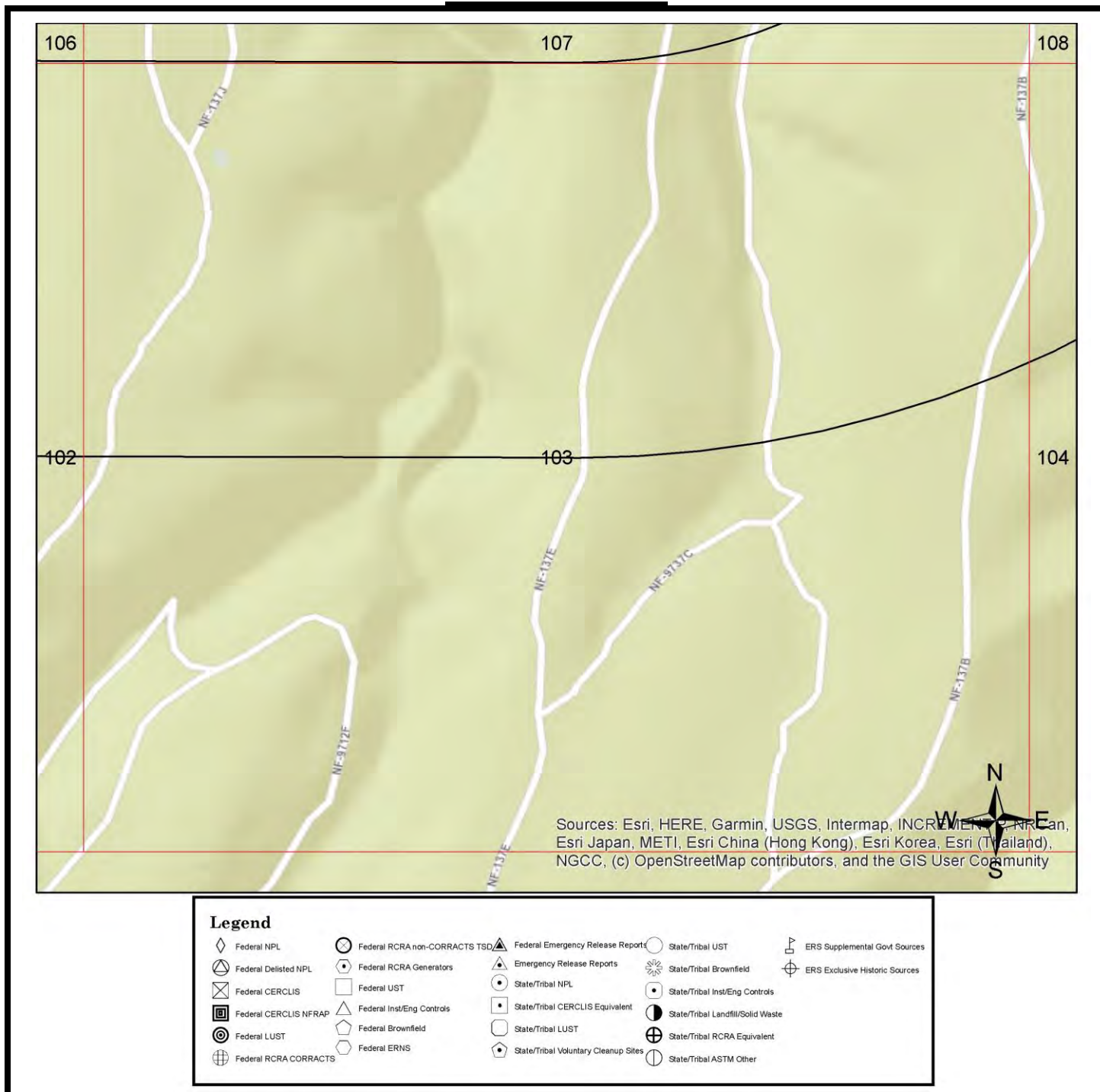
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 102



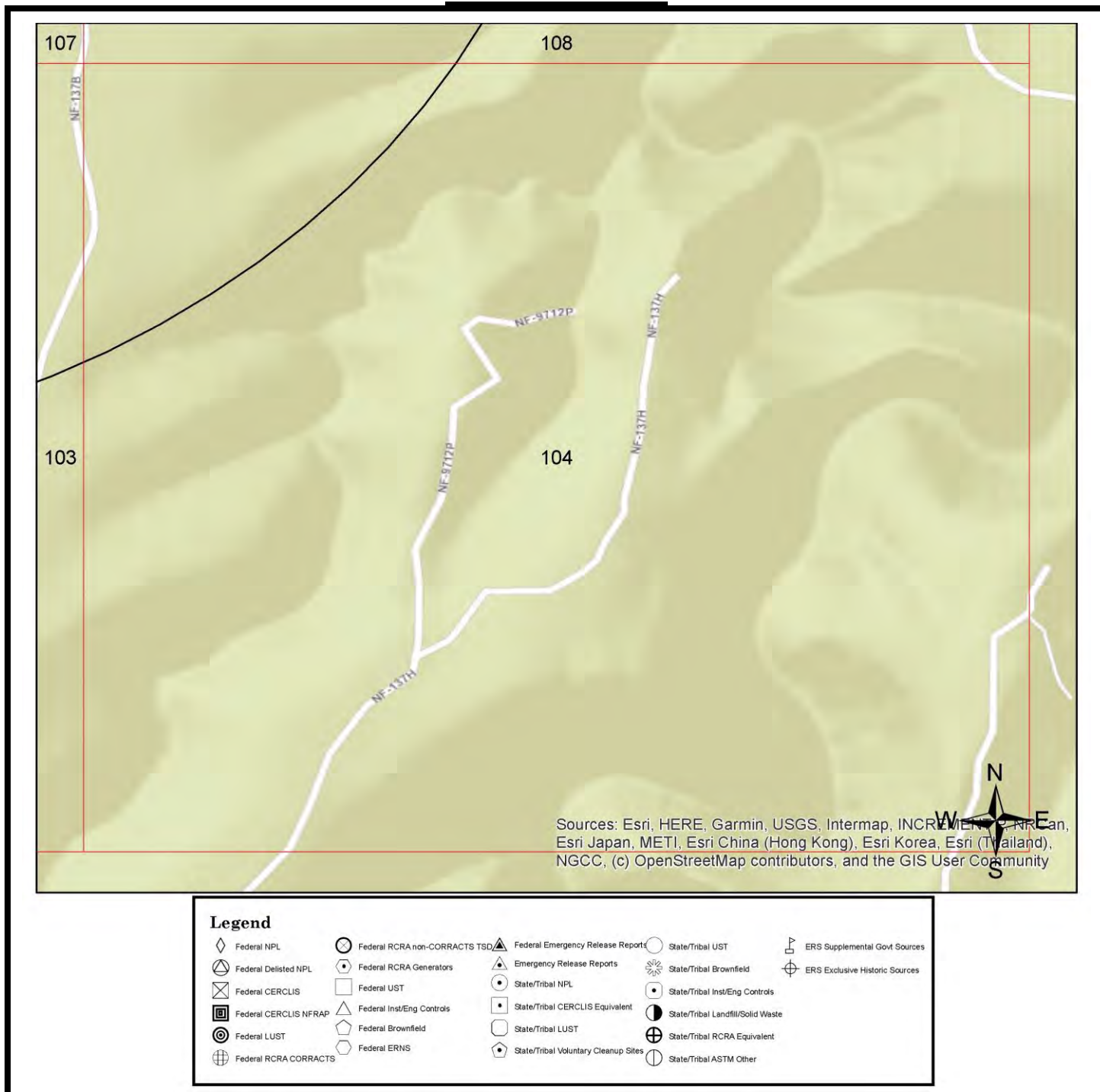
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 103



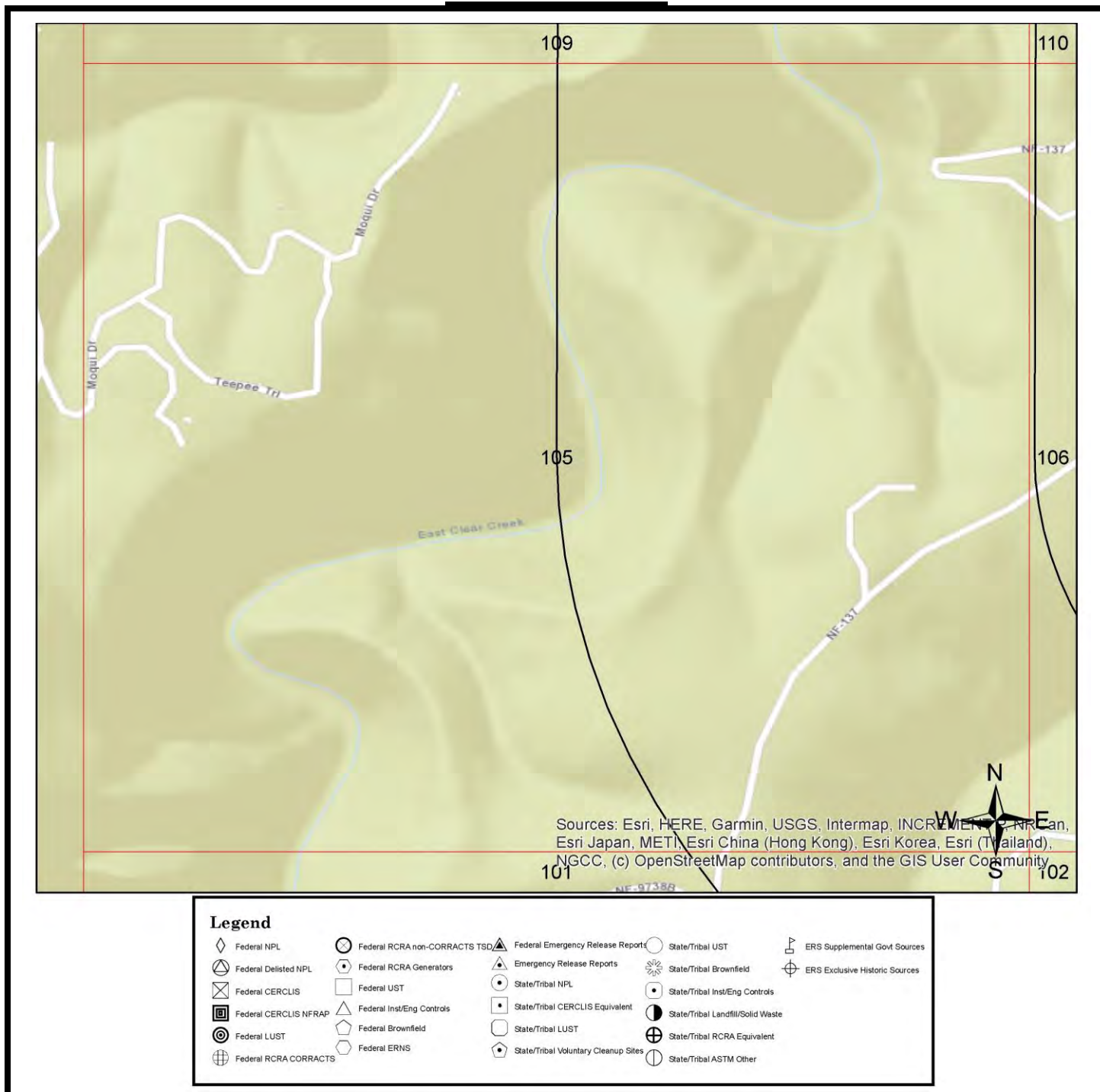
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 104



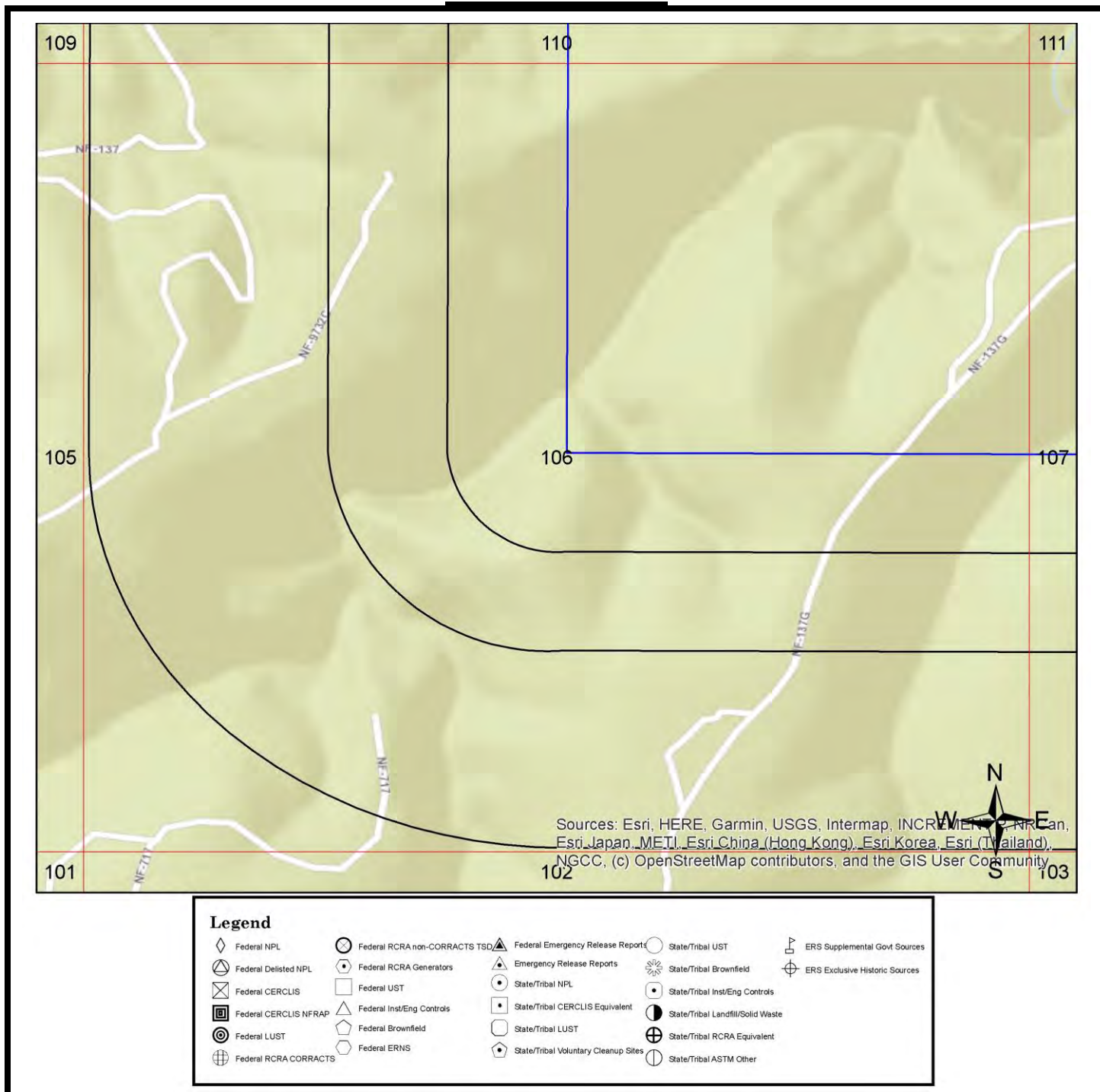
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 105



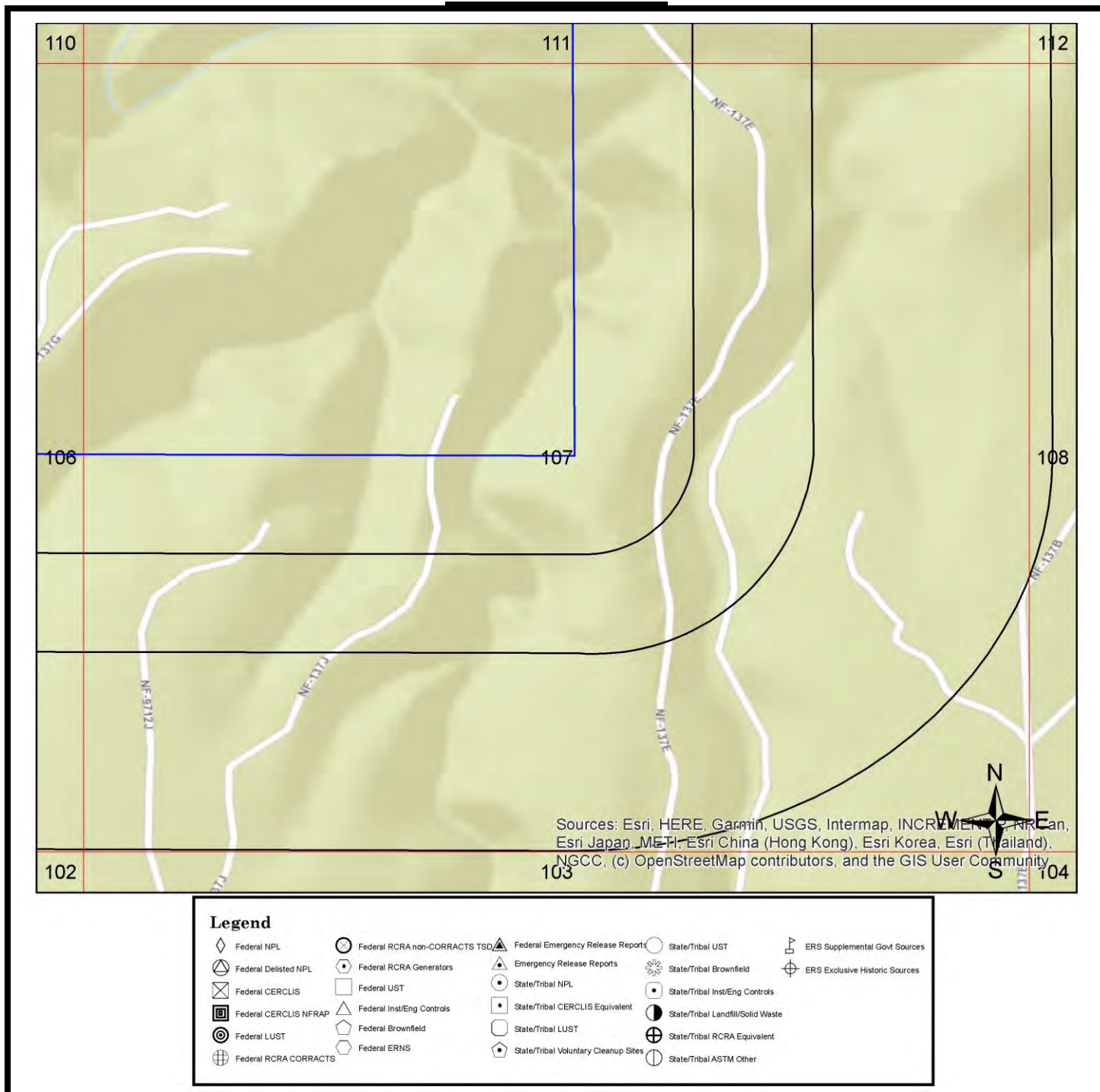
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 106



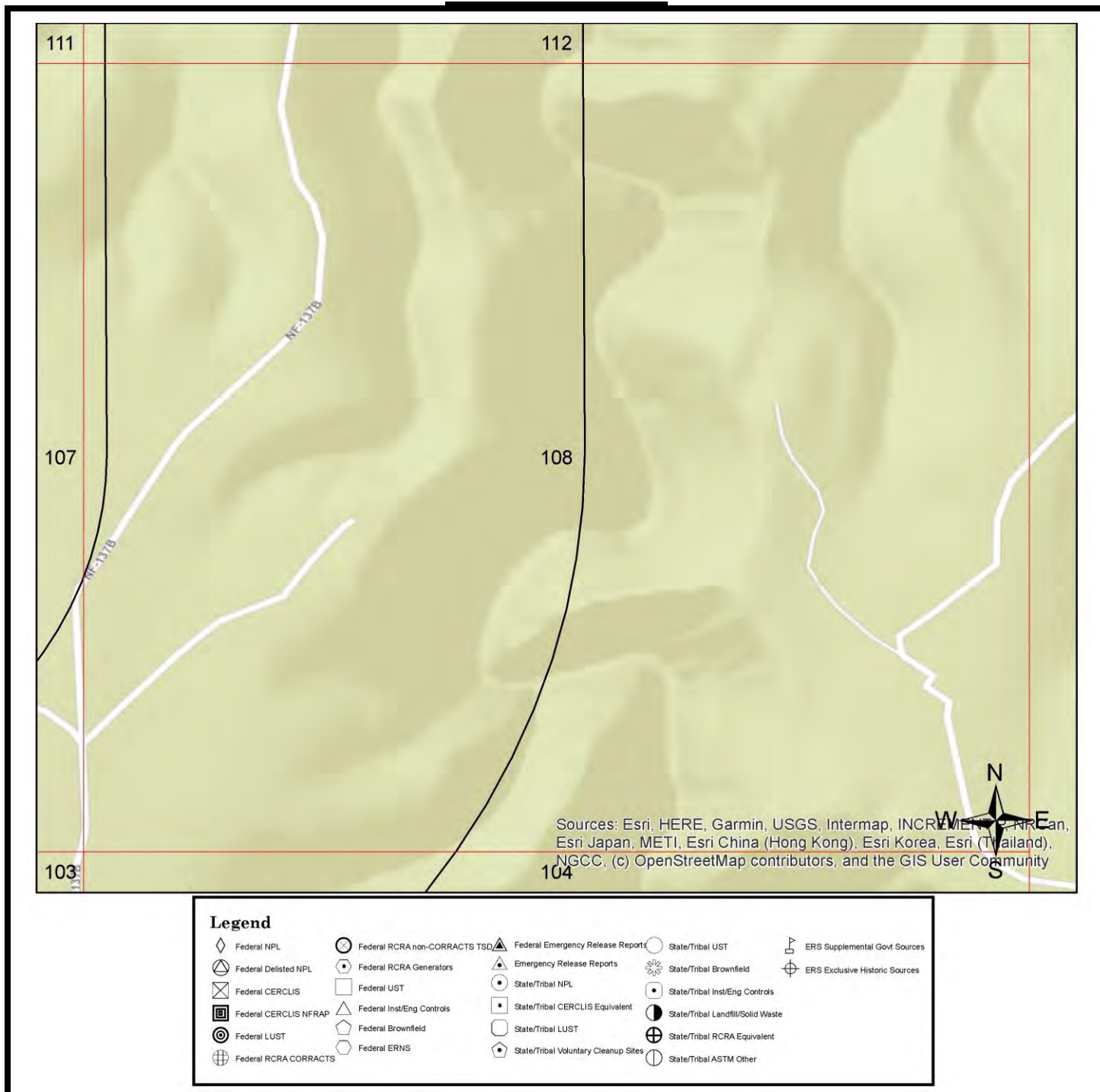
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 107



All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 108



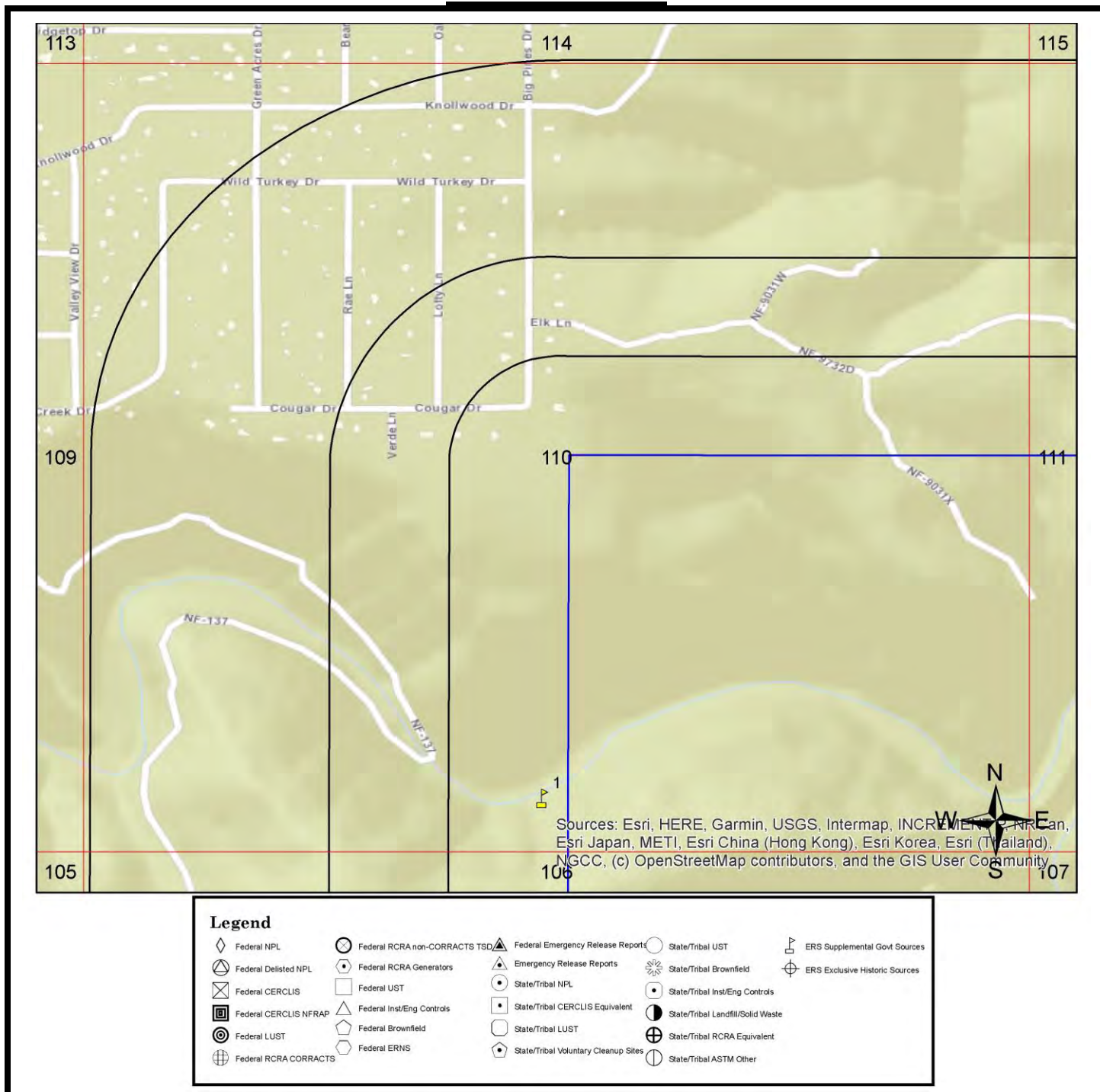
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 109



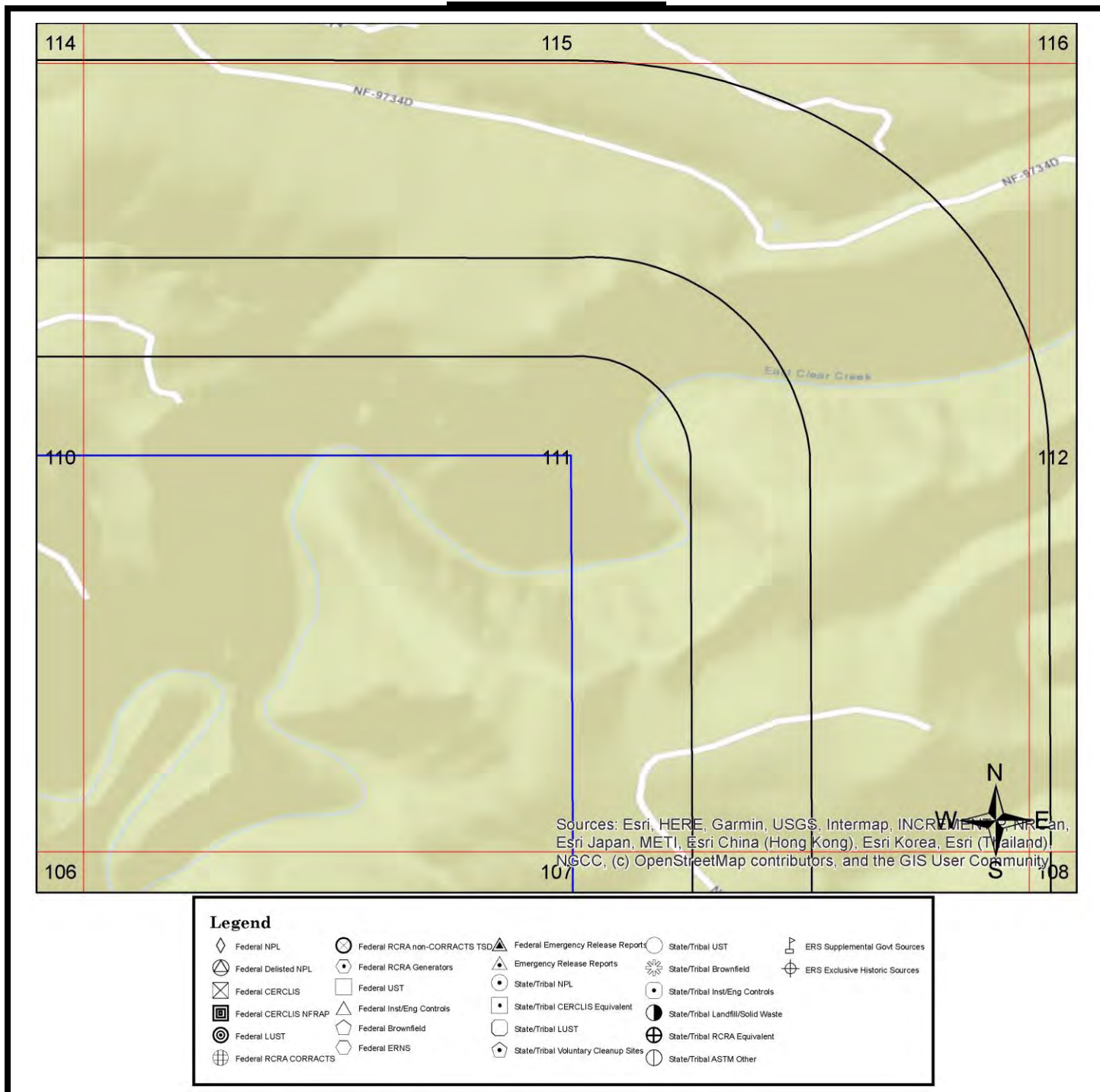
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 110



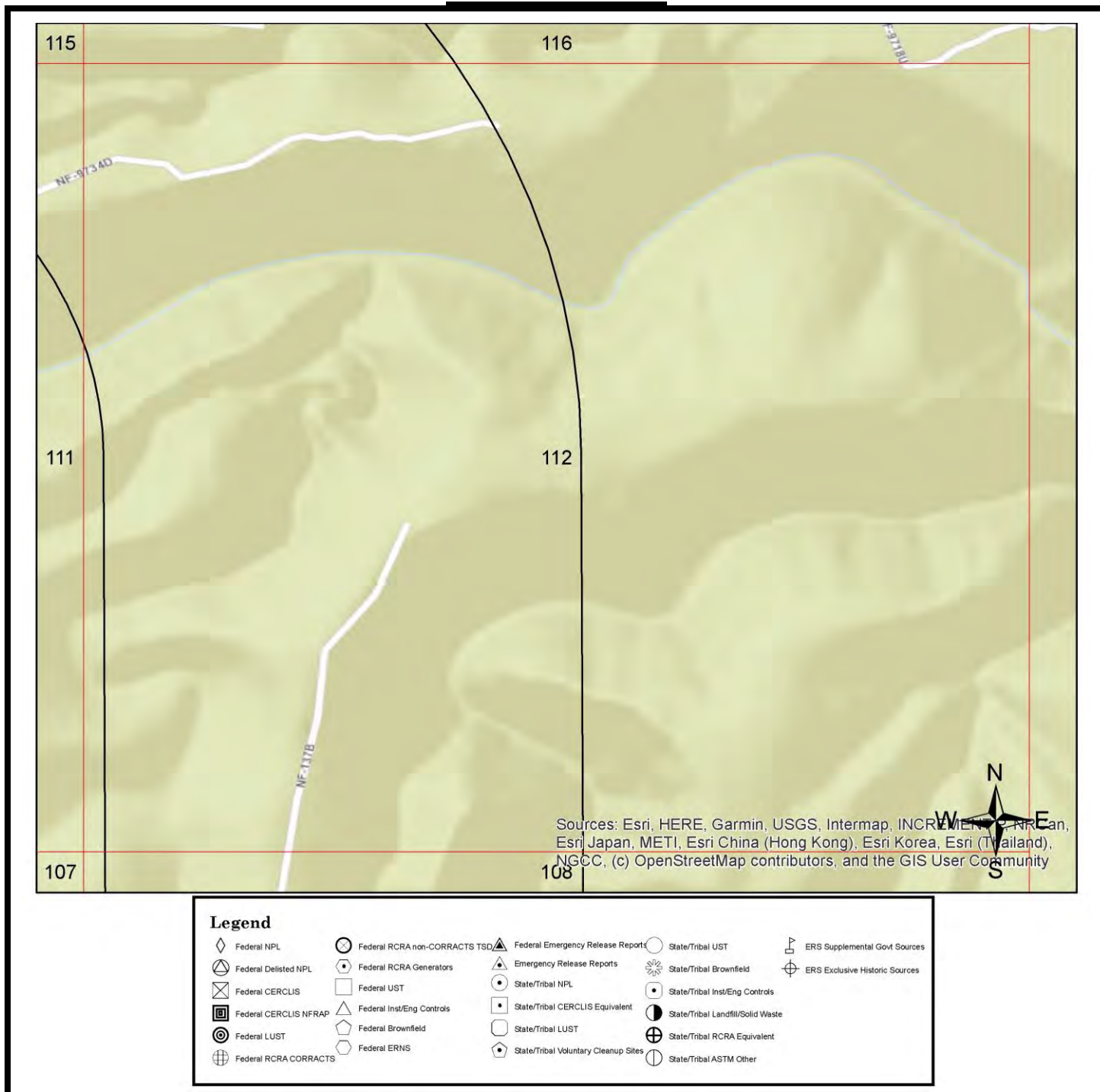
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 111



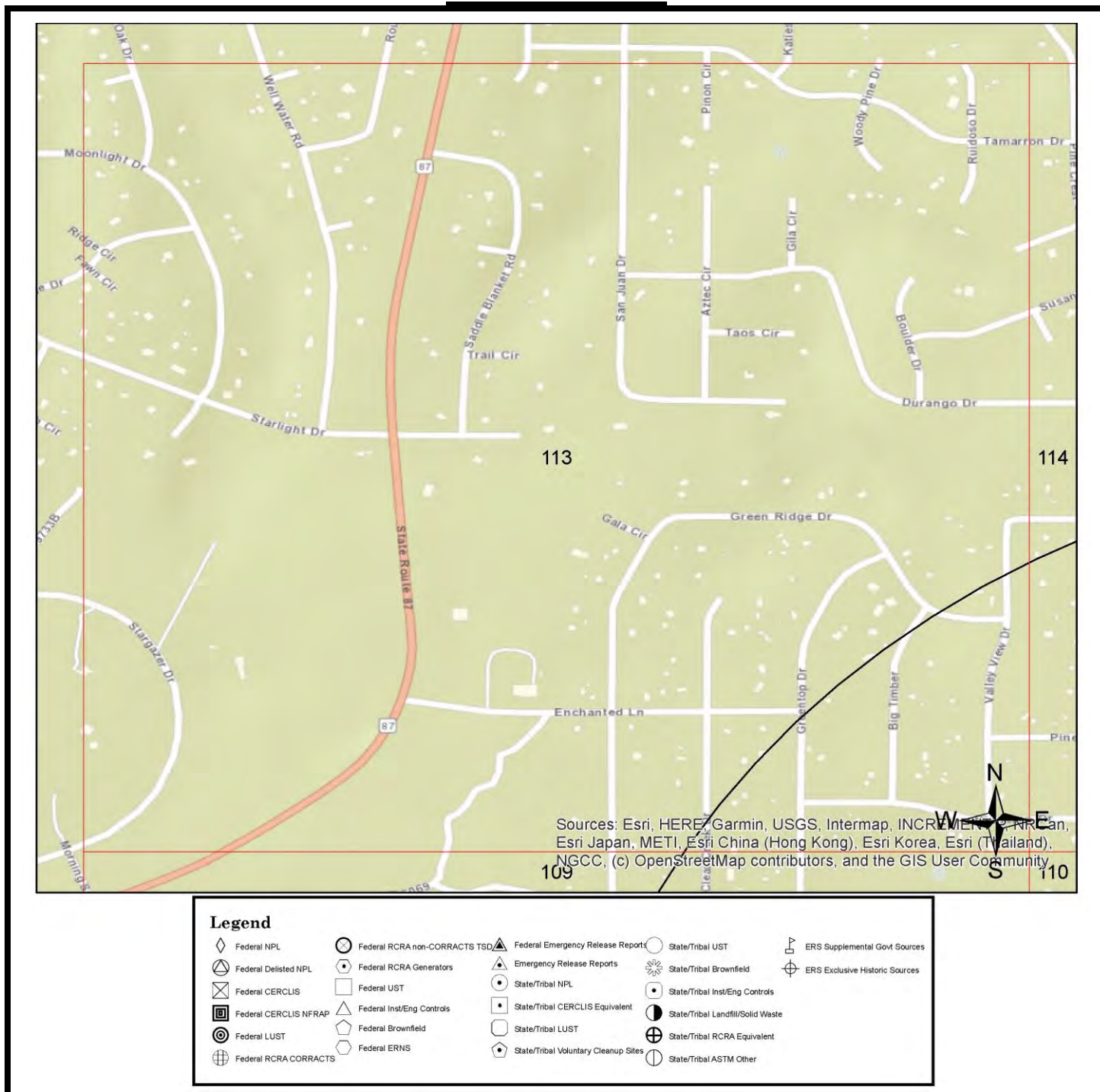
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 112



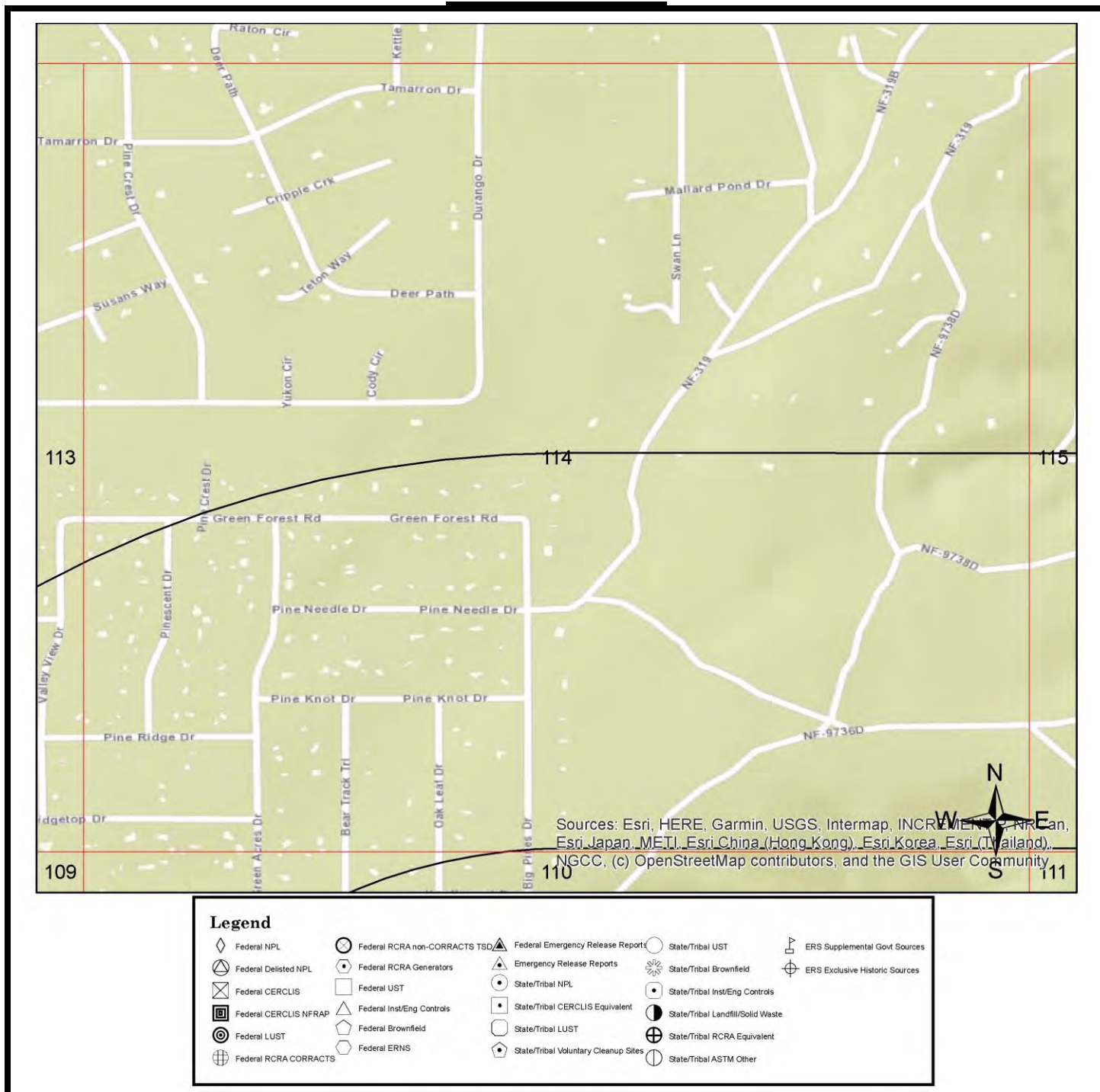
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 113



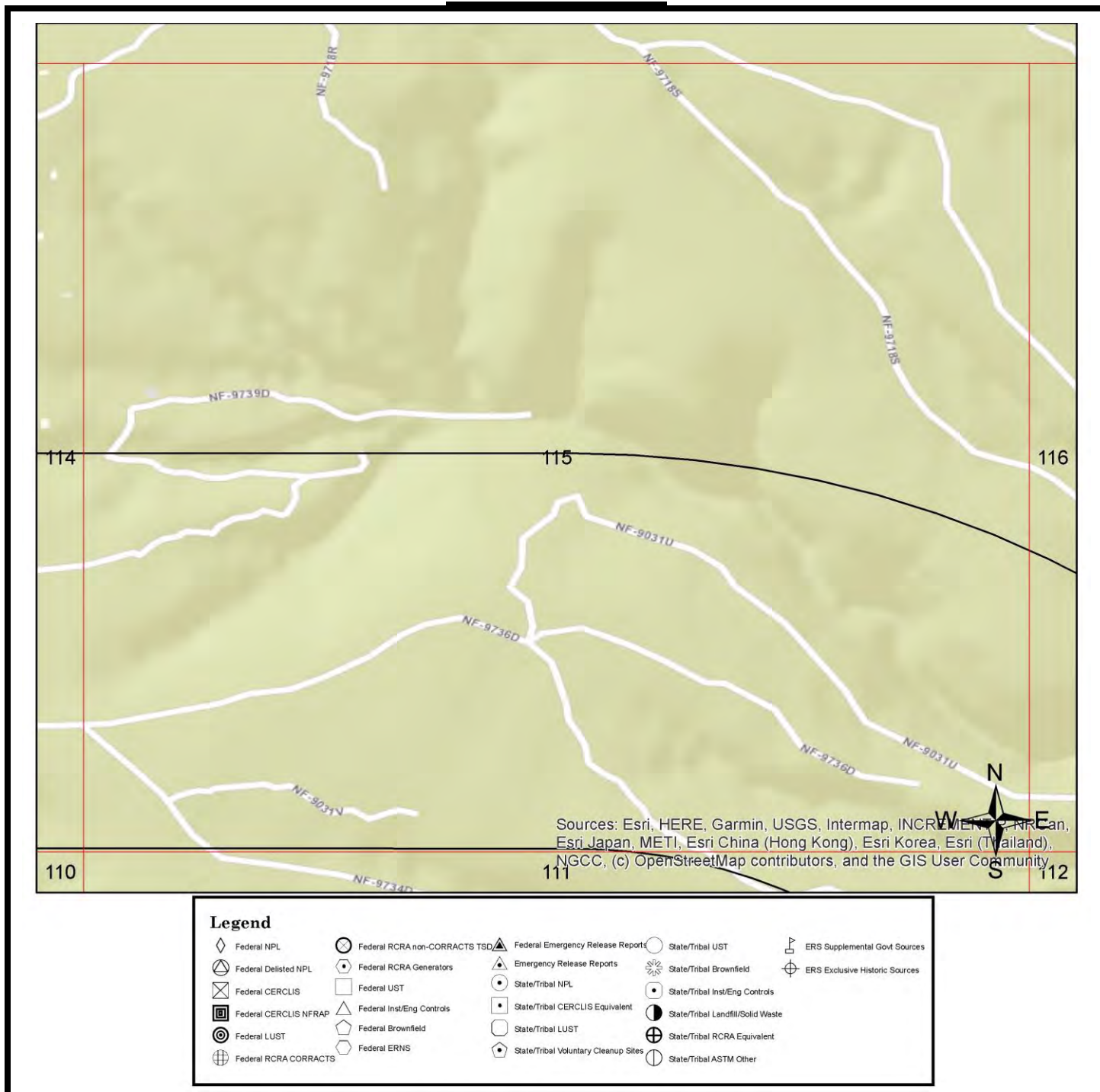
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 114



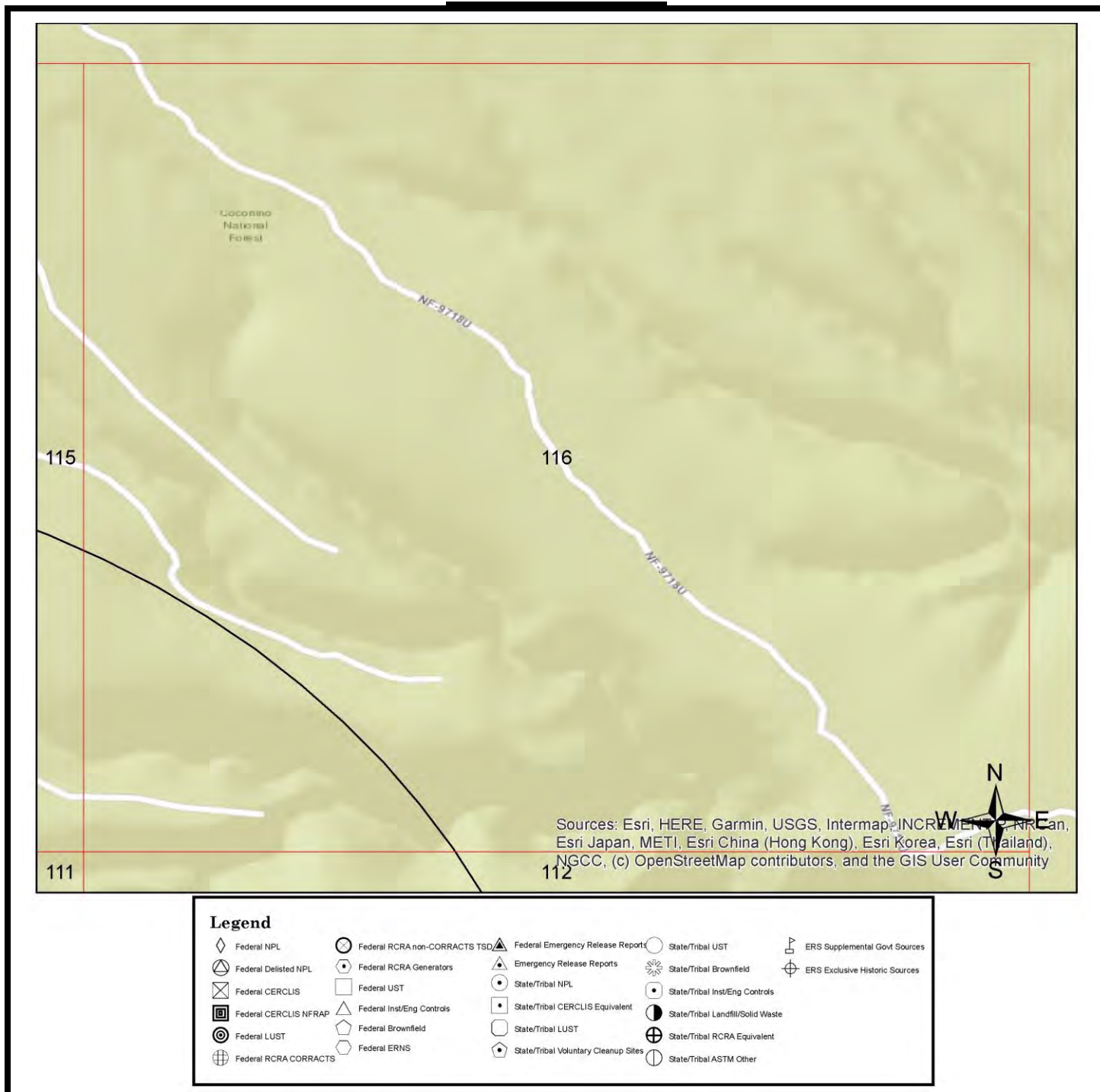
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 115



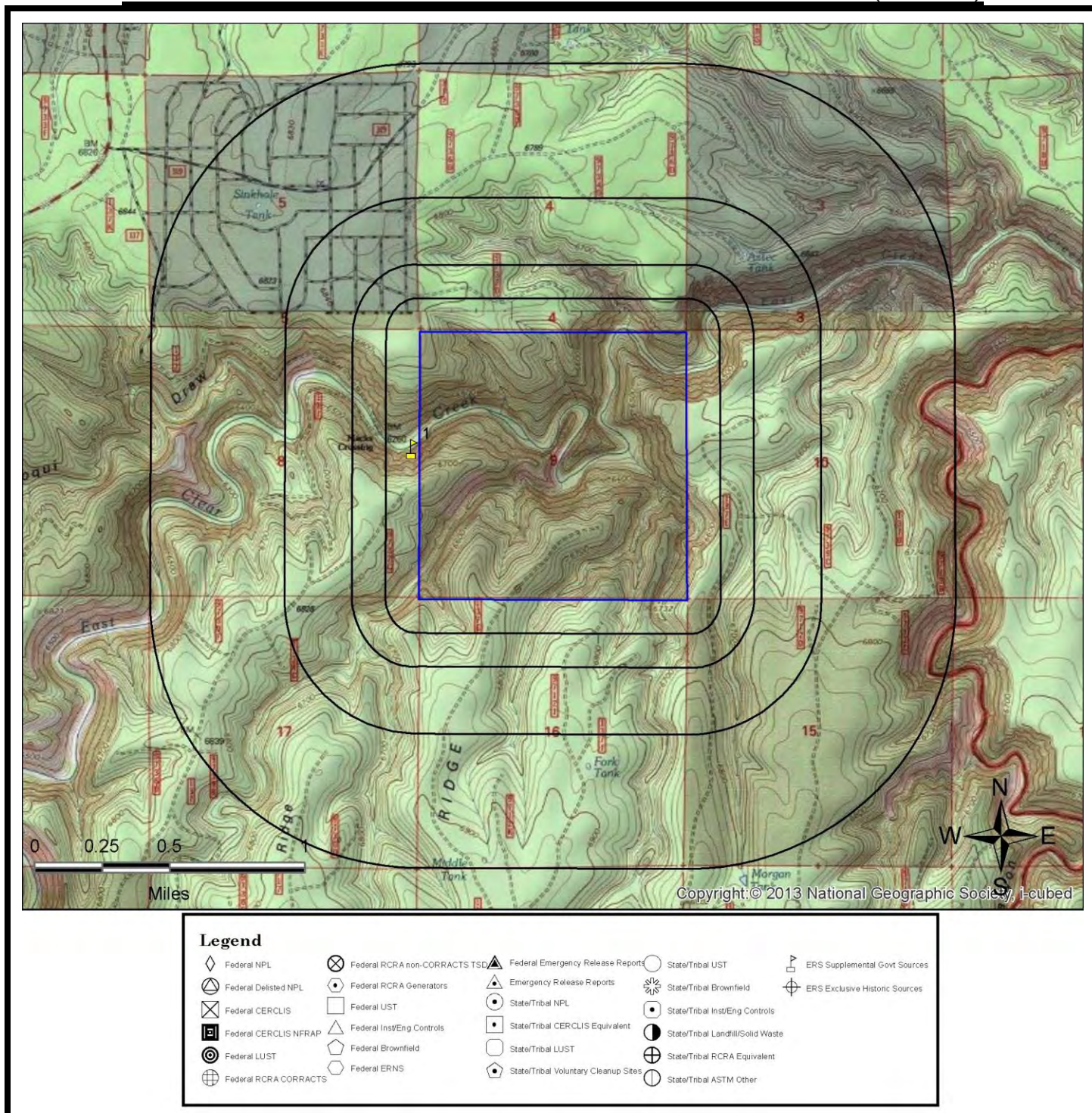
All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

GRID MAP 116



All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

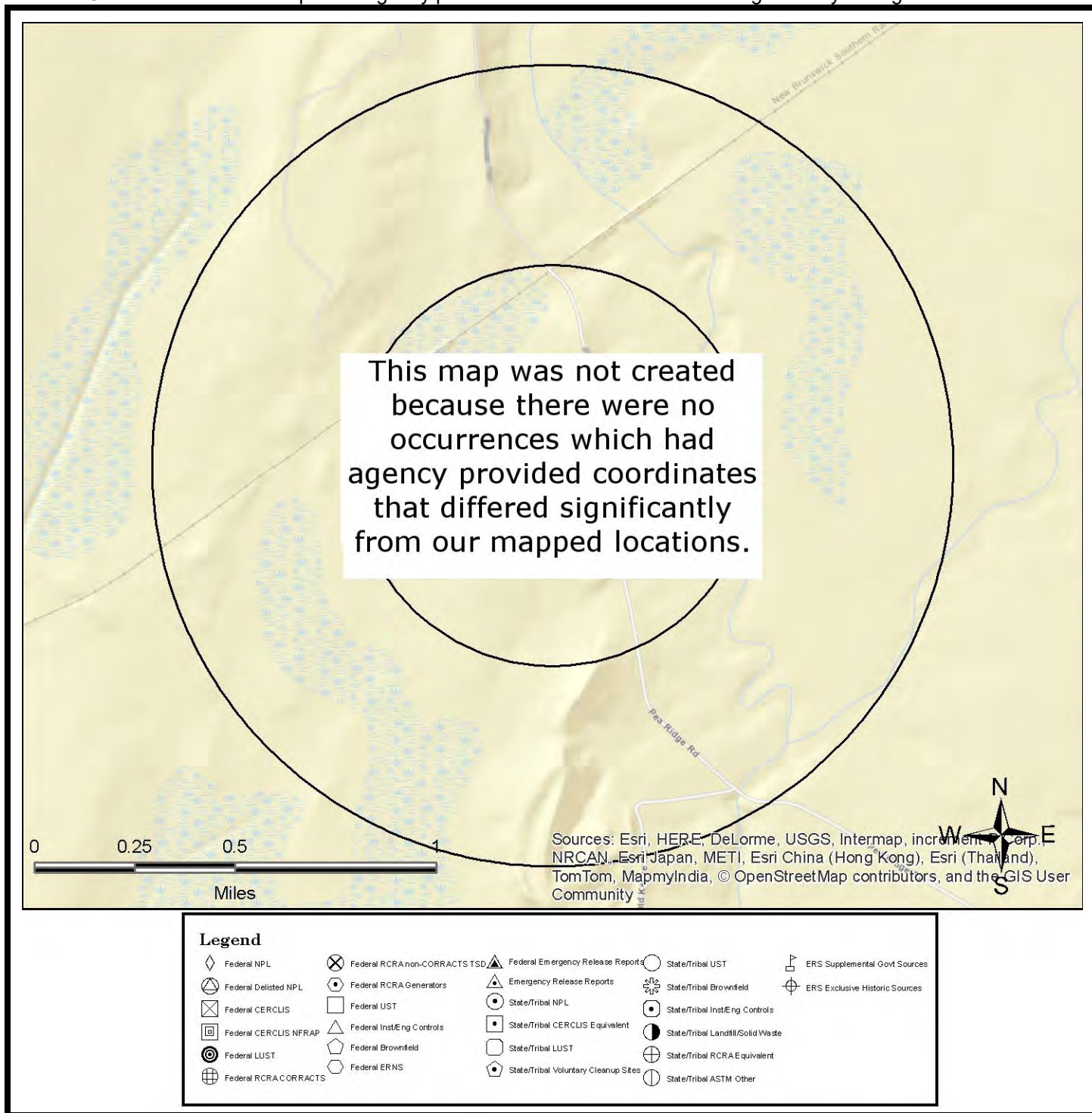
1-MILE TOPOGRAPHIC MAP W/OCCURRENCES (MAP4)



All plotted occurrences represent approximate locations based on geographic information provided by the respective agency. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. **Occurrences are shown in three colors** to give a visual indication of the potential risk of the listed occurrence based on the type of list and the current status of the occurrence. Occurrences shown in **RED** are locations with known contamination that have not received a "case closed" or "no further action" status. Occurrences shown in **YELLOW** have been listed by the respective agency, but do not always represent an environmental risk. The detailed status information and description of the listing should be reviewed for further information. Occurrences shown in **GREEN** are occurrences that have active permits or have had contamination in the past but have received a "case closed" or "no further action" status and therefore, do not likely present an environmental risk.

AGENCY DIFFERENCES IN MAPPED LOCATIONS (MAP5)

Note: Occurrences on this map have agency provided coordinates which differ significantly from geocoded locations.



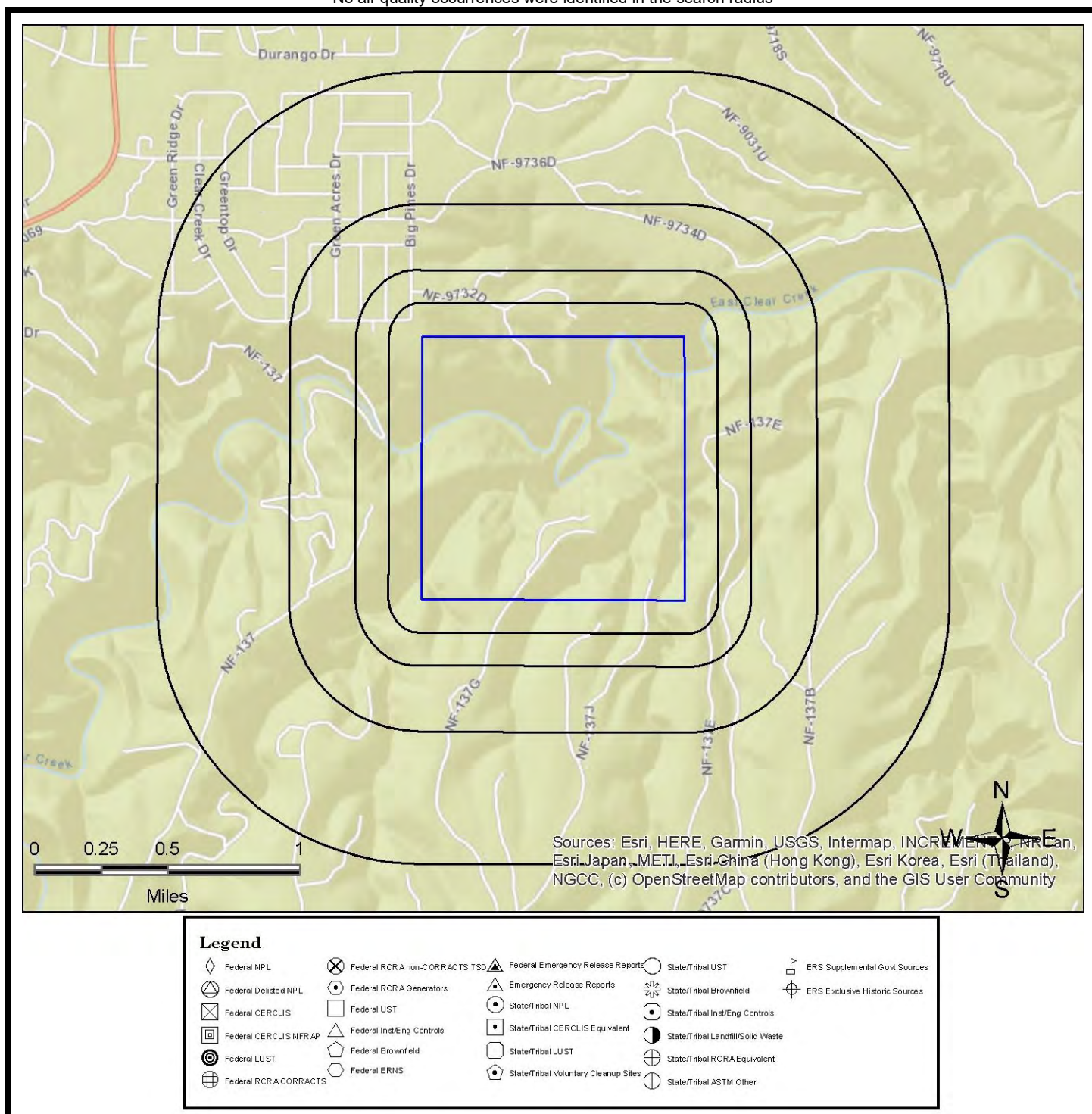
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SUMMARY OF AGENCY DIFFERENCES

MAP ID	ID / SITE NAME	ADDRESS / DATABASE	AGENCY COORDINATES	DISTANCE (MILES)	DIRECTION
N/A	No occurrences were identified where the agency provided coordinates that differed significantly from our mapped locations.				

MAPPED AIR PERMITS WITH POTENTIAL DISPERSION (MAP6)

Note: Occurrences on this map are reported in Air Quality databases. Potential air plumes are drawn in the direction of the prevailing wind.
No air quality occurrences were identified in the search radius



All plotted occurrences represent approximate locations based on geographic information provided by the respective agency/source. Actual locations may vary due to numerous reasons such as: the size of the property, accuracy of the provided location, accuracy of the software used to determine the location, etc. Potential air dispersion plumes are depicted to graphically show the direction contaminants may travel based on prevailing wind data and provide a visual screening tool only. Actual direction will vary especially by season. Depending on the actual contaminate, amount released, and other variables, the distance from the source the contaminate may travel can and will vary. Interpretation and review of all the actual relevant data by an environmental professional is recommended before making any decisions, conclusions or otherwise based on the map depictions, air data, and potential air dispersion plumes.

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LISTED OCCURRENCE DETAILS

DATABASE	STATUS	DISTANCE	ELEVATION	MAP ID
OGW-AZ	Unknown	0.03 miles W	6273 ft	1
SITE NAME			MAPS	ID
U S Bureau Reclamation 1 MacksCrosing			1, 4	30411
ADDRESS			CITY	ZIP
Not Reported by Agency				
DETAILS				
<p>Oil and Gas Well Information</p> <p>API Number: 02-005-05097</p> <p>Label: Well Header for U S Bureau Reclamation 1 MacksCrosing</p> <p>Other ID: AZOGCC:03-10</p> <p>Other Name: Not Reported</p> <p>Borehole Name: Not Reported</p> <p>Operator: U. S. Bureau of Reclamation</p> <p>Mineral Owner: Not Reported</p> <p>Driller: Not Reported</p> <p>Lease Name: 1 MacksCrosing</p> <p>Spud Date: Not Reported</p> <p>Ended Drilling Date: 5/1/1966</p> <p>Drilling Method: Not Reported</p> <p>Well Type: O&Gexplor</p> <p>Status: Unknown</p> <p>Commodity of Interest: Information</p> <p>Status Date: 11/1/2010</p> <p>Production: not applicable</p> <p>Producing Interval: Not Reported</p> <p>Release Date: Not Reported</p> <p>County: COCONINO</p> <p>Field: Not Reported</p> <p>Other Location Name: NE</p> <p>PLSS Meridians: Gila and Salt River</p> <p>Township: 14N</p> <p>Range: 12E</p> <p>Section: 8</p> <p>More Details Link</p>				

RECORDS SOURCES SEARCHED

ABREVIATION	DATABASE FULLNAME	DATABASE CATEGORY	DATABASE DETAILS LINK	TOTAL LISTINGS
Abandoned-Mines-AZ	Abandoned Mines	ERS Supplemental Govt Sources	Click Here	None Found
Air-AZ	Arizona Air Permits	ERS Supplemental Govt Sources	Click Here	None Found
Allfac-AZ	Arizona Permits	ERS Supplemental Govt Sources	Click Here	None Found
ASPL-AZ	Arizona Superfund Program List	State/Tribal CERCLIS Equivalent	Click Here	None Found
AST2-AZ	Aboveground Storage Tanks	State/Tribal UST	Click Here	None Found
AST-AZ	Storage Tank Facility Data, ASTs (aka Registered Aboveground Storage Tanks)	State/Tribal UST	Click Here	None Found
BF-Closed-AZ	Brownfields Assistance Program Site List, Open Cases (aka Brownfields Tracking System)	State/Tribal Brownfield	Click Here	None Found
BF-Open-AZ	Brownfields Assistance Program Site List, Closed Cases (aka Brownfields Tracking System)	State/Tribal Brownfield	Click Here	None Found
BF-Tribal-US	Historical Tribal Brownfields	Federal Brownfield	Click Here	None Found
BF-US	Brownfields Sites	Federal Brownfields	Click Here	None Found
BioFuel-US	Bio Diesel Fuel	ERS Supplemental Govt Sources	Click Here	None Found
Brownfields-AZ	Brownfield Site Boundaries	State/Tribal Brownfield	Click Here	None Found
CDL-AZ	Clandestine Drug Labs	ERS Supplemental Govt Sources	Click Here	None Found
CDL-US	National Clandestine Drug Lab Register	ERS Supplemental Govt Sources	Click Here	None Found
CERCLIS-Archived-US	CERCLIS sites that have been archived	Federal CERCLIS NFRAP	Click Here	None Found
CERCLIS-US	Comprehensive Environmental Response, Compensation, and Liability Information System	Federal CERCLIS	Click Here	None Found
Close-WQARF-AZ	Closed Water Quality Assurance Revolving Fund (WQARF) Sites.	State/Tribal NPL	Click Here	None Found
Coal-Ash-AZ	Coal Ash Disposal Sites	ERS Supplemental Govt Sources	Click Here	None Found
Coal-Ash-Dams-US	Coal Ash Contaminated Sites and Hazard Dams	ERS Supplemental Govt Sources	Click Here	None Found

ABREVIATION	DATABASE FULLNAME	DATABASE CATEGORY	DATABASE DETAILS LINK	TOTAL LISTINGS
Controls-AZ	Remediation and Declaration of Environmental Use Restriction (DEUR) (aka AUL, Environmental Use Restriction Sites)	State/Tribal Inst/Eng Controls	Click Here	None Found
Controls-RCRA-US	RCRA Institutional and Engineering Controls Summary (aka Federal RCRA with Controls)	Federal Institutional/Engineering Controls	Click Here	None Found
Controls-US	US CERCLA Sites with Controls (aka US IC/EC, Institutional/Engineering List Controls, Land Use Controls)	Federal Institutional/Engineering Controls	Click Here	None Found
Dams-AZ	Arizona Dams	ERS Supplemental Govt Sources	Click Here	None Found
Debris-US	Historical Debris Sites	Federal Solid Waste	Click Here	None Found
Delisted-NPL-US	Delisted NPL Sites	Federal Delisted NPL	Click Here	None Found
DOD-AZ	Department of Defense Sites	ERS Supplemental Govt Sources	Click Here	None Found
DryCleaners-AZ	Dry Cleaner Facilities	ERS Supplemental Govt Sources	Click Here	None Found
DryWell-AZ	DryWells	ERS Supplemental Govt Sources	Click Here	None Found
EGRID-US	Emissions & Generation Resource Facilities	ERS Supplemental Govt Sources	Click Here	None Found
EpaNPL-AZ	Arizona National Priority List	State/Tribal NPL	Click Here	None Found
EPA-Watch-List-US	Historical EPA Watch List	ERS Supplemental Govt Sources	Click Here	None Found
ERNS-US	Emergency Response Notification System	Federal ERNS	Click Here	None Found
FA-HW-US	Financial Assurance, Hazardous Waste	ERS Supplemental Govt Sources	Click Here	None Found
FA-UST-AZ	Financial Assurance for Underground Storage Tanks	ERS Supplemental Govt Sources	Click Here	None Found
FEMA-UST-US	Historical FEMA Underground Storage Tanks	Federal UST	Click Here	None Found
FRS-US	Facility Registry Index (FINDS)	ERS Supplemental Govt Sources	Click Here	None Found
FTTS-ENF-US	Historical FIFRA/TSCA Tracking System (FTTS) Enforcement Actions	Federal ASTM Other	Click Here	None Found
FTTS-INSP-US	Historical FIFRA/TSCA Tracking System (FTTS) Inspections	ERS Supplemental Govt Sources	Click Here	None Found
FUDS-US	Formerly Used Defense Sites	ERS Supplemental Govt Sources	Click Here	None Found

ABREVIATION	DATABASE FULLNAME	DATABASE CATEGORY	DATABASE DETAILS LINK	TOTAL LISTINGS
FUSRAP-US	Formerly Utilized Sites Remedial Action Program Sites	ERS Supplemental Govt Sources	Click Here	None Found
Hist-ACIDS-AZ	Historical Cercla Information Data System	ERS Supplemental Govt Sources	Click Here	None Found
Hist-AFS2-US	Historical Air Facility System for Clean Air Act stationary sources	ERS Supplemental Govt Sources	Click Here	None Found
Hist-AFS-US	Historical Air Facility System for Clean Air Act stationary sources	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Agriculture	Historical Ranches/Farms, Livestock/Agriculture	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Auto Dealers	Historical Auto and Truck Dealers	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Auto Repair	Historical Automotive Repair	ERS Exclusive Historic Sources	Click Here	None Found
Hist-AZ	Previously Listed Arizona Sites	ERS Supplemental Govt Sources	Click Here	None Found
Hist-CERCLIS-NFRAP-US	Historical CERCLIS-NFRAP	ERS Supplemental Govt Sources	Click Here	None Found
Hist-CERCLIS-US	Historical CERCLIS Sites	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Chemical Manufacturing	Historical Manufacturing and Distribution of Chemicals, Gases, and/or Solids	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Chemical-Storage	Historical Chemical/Hazardous Use Storage	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Cleaners	Historical Laundry, Cleaners, and Dry Cleaning Services	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Convenience	Historical Convenience Store with Possible Gas	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Disposal-Recycle	Historical Hazardous Disposal/Recycle and Dumps/Waste	ERS Exclusive Historic Sources	Click Here	None Found
Hist-DryWells-AZ	Historical Dry Well Registration List	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Dumps-US	Historical Dumps Inventory of 1985	Federal Solid Waste	Click Here	None Found
Hist-ERNS-US	Historical Emergency Response Notification System (ERNS)	ERS Supplemental Govt Sources	Click Here	None Found
Hist-FIFRA-US	Historical Case Administration Data from National Compliance Database (Federal Insecticide, Fungicide, and Rodenticide Act)	ERS Supplemental Govt Sources	Click Here	None Found

ABREVIATION	DATABASE FULLNAME	DATABASE CATEGORY	DATABASE DETAILS LINK	TOTAL LISTINGS
Hist-FINDS-US	Historical Facility Index System	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Food-Processors	Historical Food Processing Manufacturers	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Gun-Ranges	Historical Gun Ranges/Clubs	ERS Exclusive Historic Sources	Click Here	None Found
Hist-HML-AZ	Historical Hazardous Materials Logbook	ERS Supplemental Govt Sources	Click Here	None Found
Hist-LF-AZ	Historical Arizona Landfills	ERS Supplemental Govt Sources	Click Here	None Found
Hist-LUST-AZ	Historical LUST File Listing	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Machine Shop	Historical Machine Shops, Welding, Machine Repair	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Manufacturing	Historical Sources US: Manufacturing	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Metal Plating	Historical Metal Plating	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Mining	Historical Mining Operations	ERS Exclusive Historic Sources	Click Here	None Found
HIST-MLTS-US	Historical Material Licensing Tracking System	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Mortuaries	Historical Crematories/Mortuaries	ERS Exclusive Historic Sources	Click Here	None Found
Hist-NPL-US	Historical National Priority List	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Oil-Gas	Historical Oil and Gas Well Related Facilities	ERS Exclusive Historic Sources	Click Here	None Found
Hist-OilGas-Refiners	Historical Oil/Gas Refiners/Manufacturers/Plants	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Other	Historical Environmental Facilities	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Paint-Stores	Historical Paint Stores	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Petroleum	Historical Petroleum Refining/Manufacturing/ Chemicals	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Post-Offices	Historical Post Offices	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Printers	Historical Printers and Publishers	ERS Exclusive Historic Sources	Click Here	None Found

ABREVIATION	DATABASE FULLNAME	DATABASE CATEGORY	DATABASE DETAILS LINK	TOTAL LISTINGS
Hist-RCRIS-US	Historical EPA's Resource Conservation and Recovery Act	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Rental	Historical Rental Equipment & Yards	ERS Exclusive Historic Sources	Click Here	None Found
Hist-RV-Dealers	Historical Trailer and Recreational Vehicle Dealers	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Salvage	Historical Vehicle Salvage Yards or Wreckers	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Service Stations	Historical Service Stations/Vehicle Fueling	ERS Exclusive Historic Sources	Click Here	None Found
Hist-SPILLS-AZ	Historical Arizona Spills Reported	Emergency Release Reports	Click Here	None Found
Hist-SS-AZ	Historical Superfund Sites	State/Tribal CERCLIS Equivalent	Click Here	None Found
Hist-Steel-Metals	Historical Steel Mills/Manufacturers/Foundries/Smelters	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Superfund-AZ	Historical Superfund and WQARF Priorities List	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Textile	Historical Textile Mills/Manufacturers	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Transportation	Historical Transportation Facilities	ERS Exclusive Historic Sources	Click Here	None Found
Hist-TRIS-US	Historical Toxic Release Inventory System	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Trucking	Historical Trucking, Shipping, Delivery, and/or Storage	ERS Exclusive Historic Sources	Click Here	None Found
Hist-US	Historical Previously Listed Federal Sites	ERS Supplemental Govt Sources	Click Here	None Found
Hist-US-EC	Historical Engineering Controls Sites (aka US EC, Engineering Controls, Land Use Controls)	Federal Institutional/Engineering Controls	Click Here	None Found
Hist-US-IC	Historical Sites with Institutional Controls (aka US IC, Institutional Controls, Land Use Controls)	Federal Institutional/Engineering Controls	Click Here	None Found
Hist-UST-AZ	Historical UST Tank Listing	ERS Supplemental Govt Sources	Click Here	None Found
Hist-Vehicle-Parts	Historical Vehicle Parts	ERS Exclusive Historic Sources	Click Here	None Found
Hist-Vehicle-Washing	Historical Vehicle/Truck Washing Facilities	ERS Exclusive Historic Sources	Click Here	None Found

ABREVIATION	DATABASE FULLNAME	DATABASE CATEGORY	DATABASE DETAILS LINK	TOTAL LISTINGS
Hist-WaterWells-US	Historical Public Community Water Supply/Well Head Protection Database	ERS Supplemental Govt Sources	Click Here	None Found
HMIS-US	Hazardous Materials Information System	Federal Emergency Release Reports	Click Here	None Found
ICIS-Air-US	Integrated Compliance Information System for Air	ERS Supplemental Govt Sources	Click Here	None Found
ICIS-FEC-US	Integrated Compliance Information System for Federal Enforcement Data	ERS Supplemental Govt Sources	Click Here	None Found
ICIS-NPDES-US	National Pollutant Discharge Elimination System (NPDES)	ERS Supplemental Govt Sources	Click Here	None Found
Lead-Smelter-2-US	Historical Lead Smelter Sites	ERS Supplemental Govt Sources	Click Here	None Found
Lead-US	Lead Smelter Sites	ERS Supplemental Govt Sources	Click Here	None Found
LF-FedState-AZ	Federal Owned Landfills, Pima County	State/Tribal Solid Waste	Click Here	None Found
LF-Pima-AZ	Pima County and City of Tucson Landfills	State/Tribal Solid Waste	Click Here	None Found
LIENS-US	Superfund Liens	Federal Institutional/Engineering Controls	Click Here	None Found
LMOP-US	Landfill Methane Outreach Program	ERS Supplemental Govt Sources	Click Here	None Found
LUST-Closed-AZ	Leaking Underground Storage Tank (LUST) Database, Closed Cases	State/Tribal LUST	Click Here	None Found
LUST-Open-AZ	Leaking Underground Storage Tank (LUST) Database, Open Cases	State/Tribal LUST	Click Here	None Found
LUST-Suspected-AZ	Leaking Underground Storage Tanks, Suspected Cases	State/Tribal LUST	Click Here	None Found
Military-Bases-US	Military Base Boundaries	ERS Supplemental Govt Sources	Click Here	None Found
Mines-AZ	Arizona Mines	ERS Supplemental Govt Sources	Click Here	None Found
MINES-US	Mines Master Index File	ERS Supplemental Govt Sources	Click Here	None Found
MLTS-US	Material Licensing Tracking System	ERS Supplemental Govt Sources	Click Here	None Found
MRDS-US	Mineral Resources Data System (MRDS)	ERS Supplemental Govt Sources	Click Here	None Found
NPDES-AZ	National Pollutant Discharge Elimination System (NPDES)	ERS Supplemental Govt Sources	Click Here	None Found

ABREVIATION	DATABASE FULLNAME	DATABASE CATEGORY	DATABASE DETAILS LINK	TOTAL LISTINGS
NPL-R9-US	NPL Region 9 Site Boundaries	Federal NPL	Click Here	None Found
NPL-US	National Priorities List	Federal NPL	Click Here	None Found
OGW-AZ	Arizona Oil and Gas Wells	ERS Supplemental Govt Sources	Click Here	1
Oil-Centers-AZ	Used Oil Collection Centers	State/Tribal ASTM Other Med	Click Here	None Found
PADS-US	PCB Registration Database System	Federal ASTM Other	Click Here	None Found
PCB-US	PCB Transformers	Federal ASTM Other	Click Here	None Found
PCS-US	Historical Permit Compliance System for Clean Water Act	ERS Supplemental Govt Sources	Click Here	None Found
Proposed-NPL-US	Proposed NPL Sites	Federal NPL	Click Here	None Found
RADINFO-US	Radiation Information Database	ERS Supplemental Govt Sources	Click Here	None Found
RCRA-CESQG-US	Resource Conservation and Recovery Act, Conditionally Exempt Small Quantity Generators (aka RCRA CESQG)	Federal RCRA Generators	Click Here	None Found
RCRA-COR-US	Resource Conservation and Recovery Act, - Corrective Actions (aka RCRA CORRACTS)	Federal RCRA CORRACTS	Click Here	None Found
RCRA-LQG-US	Resource Conservation and Recovery Act, Large Quantity Generators (aka RCRA LQG)	Federal RCRA Generators	Click Here	None Found
RCRA-NON-US	Resource Conservation and Recovery Act, Non-Hazardous Generators (aka RCRA Non-Haz, RCRA NonGen, RCRA No longer Regulated)	Federal RCRA Generators	Click Here	None Found
RCRA-SQG-US	Resource Conservation and Recovery Act, Small Quantity Generators (aka RCRA SQG)	Federal RCRA Generators	Click Here	None Found
RCRA-TSDF-US	Resource Conservation and Recovery Act -, Treatment, Storage, and Disposal Facilities (aka RCRA TSD, RCRA TSDF)	Federal RCRA non-CORRACTS TSD	Click Here	None Found
RemOther-Closed-AZ	Remediation and Declaration of Environmental Use Restriction (DEUR) Search, Other Remediation Sites, Closed Cases	State/Tribal ASTM Other Low	Click Here	None Found
RemOther-Open-AZ	Remediation and Declaration of Environmental Use Restriction (DEUR) Search, Other Remediation Sites, Open Cases	State/Tribal ASTM Other High	Click Here	None Found

ABREVIATION	DATABASE FULLNAME	DATABASE CATEGORY	DATABASE DETAILS LINK	TOTAL LISTINGS
RFG-Lab-US	Reformulated Gasoline (RFG)	ERS Supplemental Govt Sources	Click Here	None Found
RMP-US	Risk Management Plans	ERS Supplemental Govt Sources	Click Here	None Found
ROD-US	Records of Decision	ERS Supplemental Govt Sources	Click Here	None Found
SAA-Agreements-US	Sites with Superfund Alternative Approach Agreements	Federal ASTM Other	Click Here	None Found
SDWIS-US	Safe Drinking Water Information System	ERS Supplemental Govt Sources	Click Here	None Found
SSTS-US	Section 7 Tracking System	ERS Supplemental Govt Sources	Click Here	None Found
SWF-AZ	Active Municipal Solid Waste Landfills (aka Directory of Solid Waste Facilities)	State/Tribal Landfill/Solid Waste	Click Here	None Found
SWF-Closed-AZ	Closed Solid Waste Facilities	State/Tribal Landfill/Solid Waste	Click Here	None Found
SWLF-US	Solid Waste Facilities	Federal Solid Waste	Click Here	None Found
SWT-AZ	Special Waste Transporter List	ERS Supplemental Govt Sources	Click Here	None Found
Transfer-AZ	Arizona Solid Waste Transfer Stations	State/Tribal Landfill/Solid Waste	Click Here	None Found
Tribal-Air-US	Tribal Air Permitted Facilities	ERS Supplemental Govt Sources	Click Here	None Found
Tribal-LUST-Closed-Reg9	Tribal Leaking Underground Storage Tanks, Region 9 (aka Indian Lust)	Federal LUST	Click Here	None Found
Tribal-LUST-Open-Reg9	Tribal Leaking Underground Storage Tanks , Region 9 (aka Indian Lust)	Federal LUST	Click Here	None Found
Tribal-ODI-US	Tribal Open Dump Sites	Federal Solid Waste	Click Here	None Found
Tribal-UST-Reg9	Tribal Underground Storage Tanks (aka Tribal UST)	Federal UST	Click Here	None Found
Tribal-VCP-US	Tribal VCP	Federal Tribal VCP	Click Here	None Found
TRIS2000-US	Historical Toxics Release Inventory System	ERS Supplemental Govt Sources	Click Here	None Found
TRIS2010-US	Toxics Release Inventory System	ERS Supplemental Govt Sources	Click Here	None Found
TRIS80-US	Historical Toxics Release Inventory System	ERS Supplemental Govt Sources	Click Here	None Found
TRIS90-US	Historical Toxics Release Inventory System	ERS Supplemental Govt Sources	Click Here	None Found

ABREVIATION	DATABASE FULLNAME	DATABASE CATEGORY	DATABASE DETAILS LINK	TOTAL LISTINGS
TSCA-US	Toxics Substance Control Sites	ERS Supplemental Govt Sources	Click Here	None Found
UIC-AZ	Underground Injection Control Wells	ERS Supplemental Govt Sources	Click Here	None Found
UMTRA-US	Historical Uranium Mill Tailings Remedial Action Sites	ERS Supplemental Govt Sources	Click Here	None Found
USGS-Waterwells-US	Ground Water Site Inventory	ERS Supplemental Govt Sources	Click Here	None Found
UST-AZ	Storage Tank Facility Data, USTs (aka Underground Storage Tank Listing)	State/Tribal UST	Click Here	None Found
Vapor-Intrusions-US	Vapor Intrusion Database	ERS Supplemental Govt Sources	Click Here	None Found
VCP-Closed-AZ	Voluntary Remediation Program Sites, Closed Cases	State/Tribal Voluntary Cleanup Sites	Click Here	None Found
VCP-Open-AZ	Voluntary Remediation Program Sites, Open Cases	State/Tribal Voluntary Cleanup Sites	Click Here	None Found
VCP-Other-AZ	Voluntary Remediation Program Sites	State/Tribal Voluntary Cleanup Sites	Click Here	None Found
Waste-tire-AZ	Waste Tire Sites	ERS Supplemental Govt Sources	Click Here	None Found
Wells-AZ	Arizona Wells	ERS Supplemental Govt Sources	Click Here	None Found
WQARF-AZ	Water Quality Assurance Revolving Fund (WQARF) Sites	State/Tribal NPL	Click Here	None Found

UN-MAPPABLE OCCURRENCES

The following occurrences were not mapped primarily due to incomplete or inaccurate address information. All of the following occurrences were determined to share the same zip code as the area searched. General status information is given with each occurrence along with any address information entered by the agency responsible for the list.

ID	Facility Name	Address	Database	Status
No "un-mapped" sites requested.				

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The data presented in this report should only be interpreted by an experienced environmental professional, as per EPA definition, that completely understands the potential inaccuracy of the data derived from others, the possible existence of contaminated occurrences that have not been listed, and the possibility that the governmental database misrepresents the actual status of an occurrence or listing. Prior to relying completely on any of the data within this report, an environmental professional should verify the accuracy of the information presented unless one of ERS's Environmental Professionals has interpreted the data and/or report.

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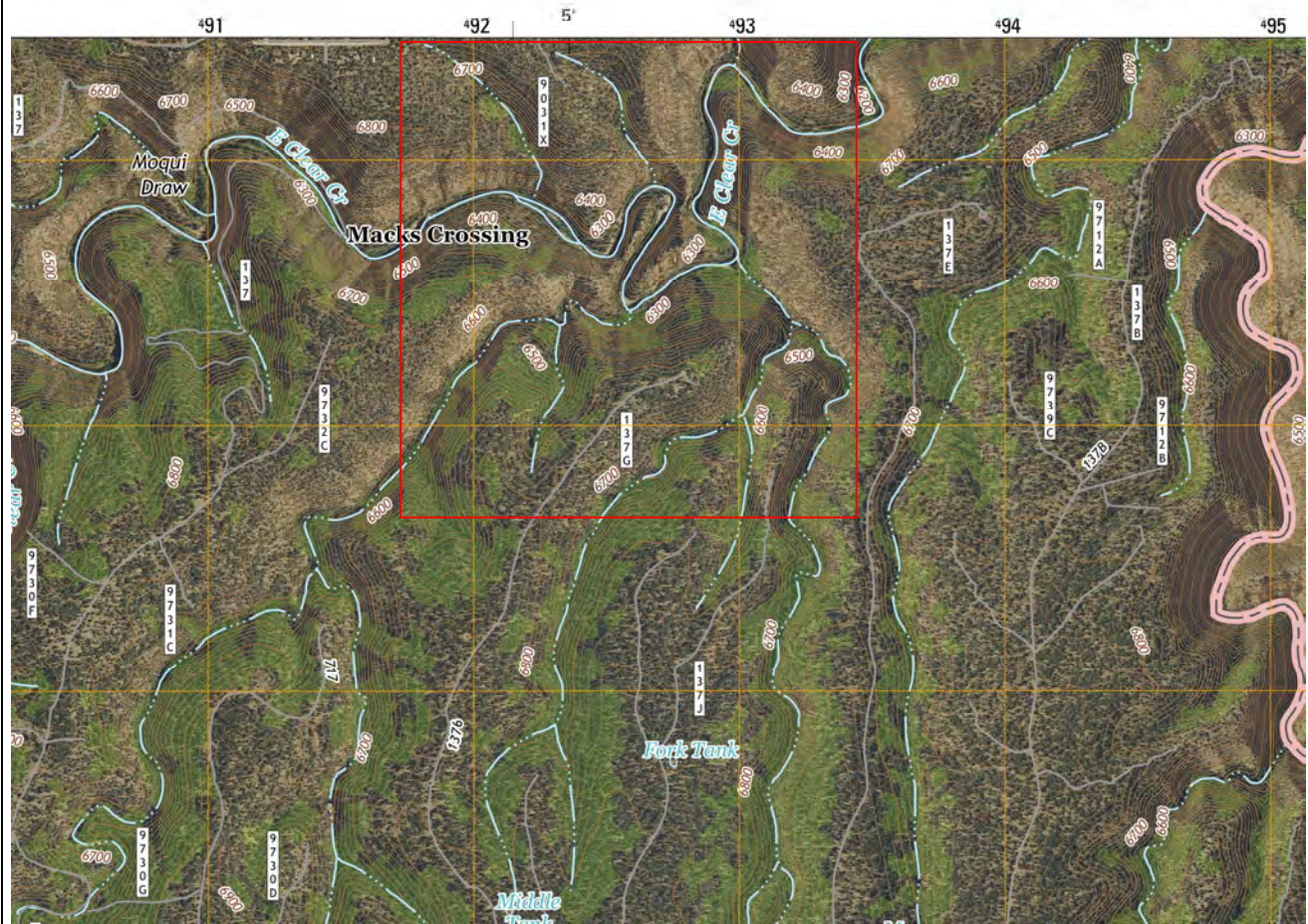
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APPENDIX F

Historical Topographical Maps

ENT OF THE INTERIOR
OLOGICAL SURVEY

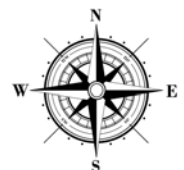
The National Map
US Topo

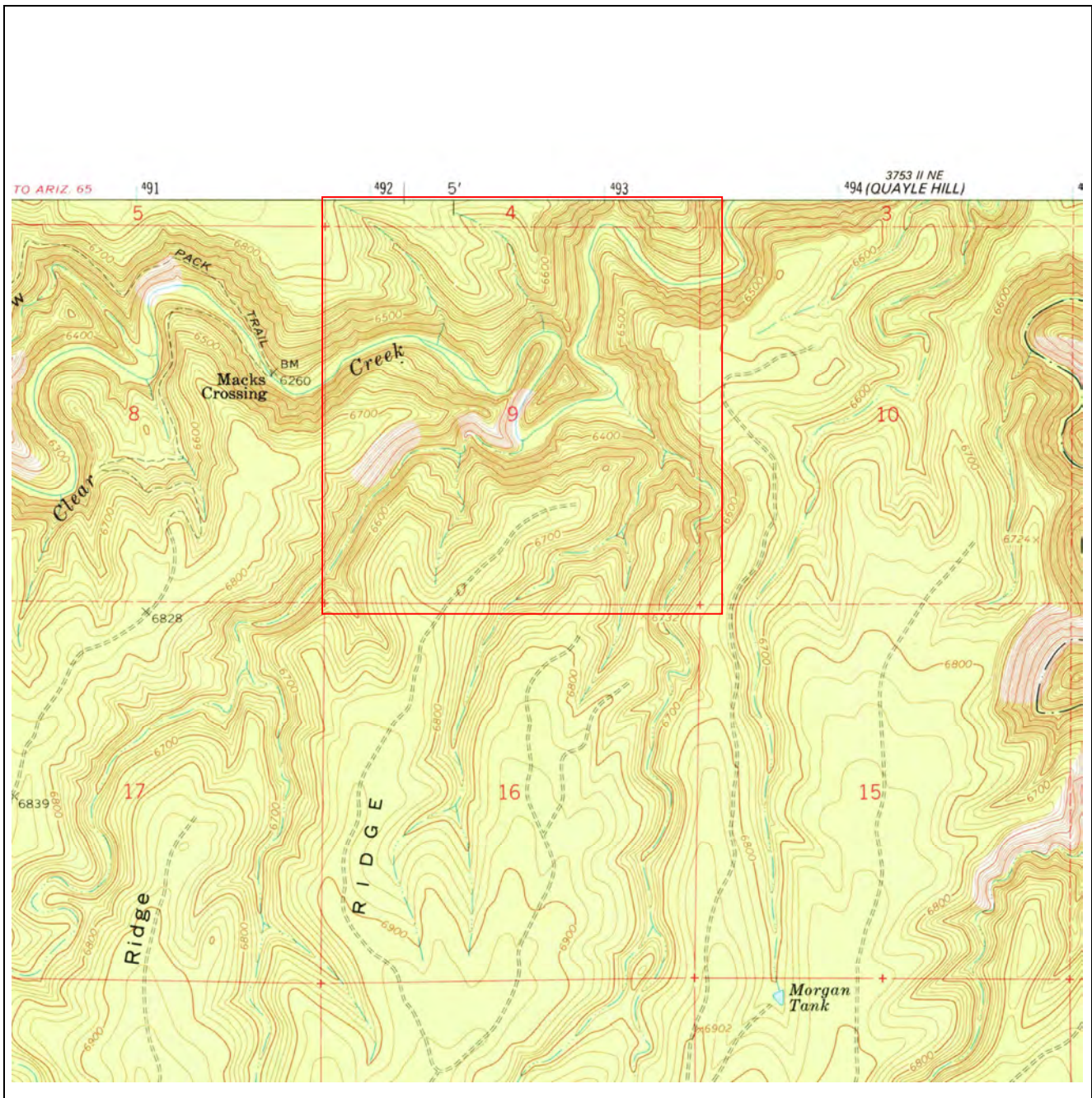


Historical Topographic Map

Site:
East Clear Creek
Coconino County, AZ

Date:	2014
Quad:	Leonard Canyon
Series:	7.5
Original Scale:	1:24,000
Contour Intervals:	20'

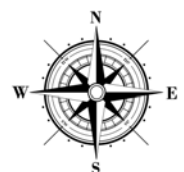




Historical Topographic Map

Site:
East Clear Creek
Coconino County, AZ

Date:	1965
Quad:	Leonard Canyon
Series:	7.5
Original Scale:	1:24,000
Contour Intervals:	20'



APPENDIX G

Historical Aerial Photographs

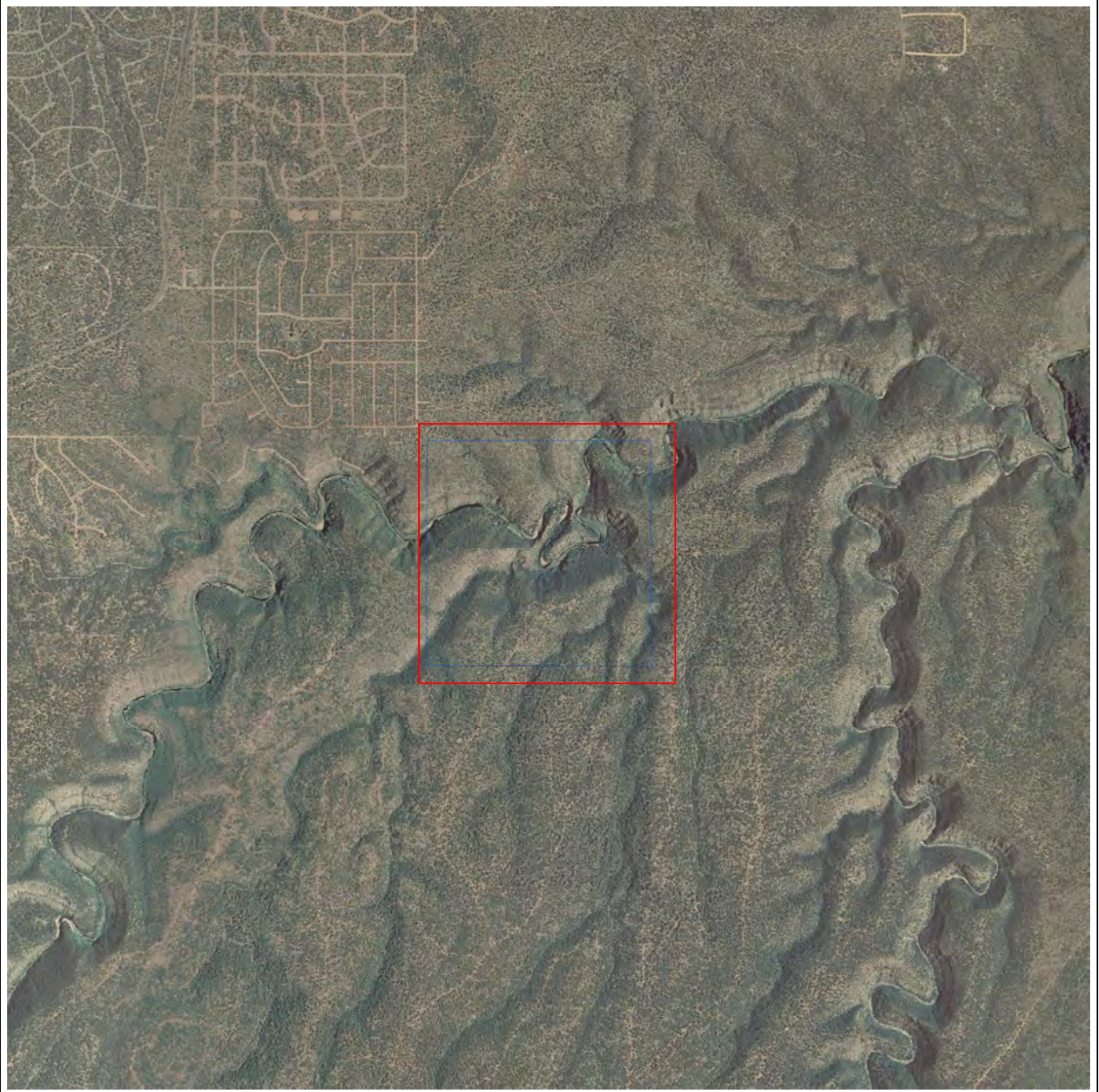


Historical Aerial Photo

Site:
**East Clear Creek
Coconino County, AZ**

2014



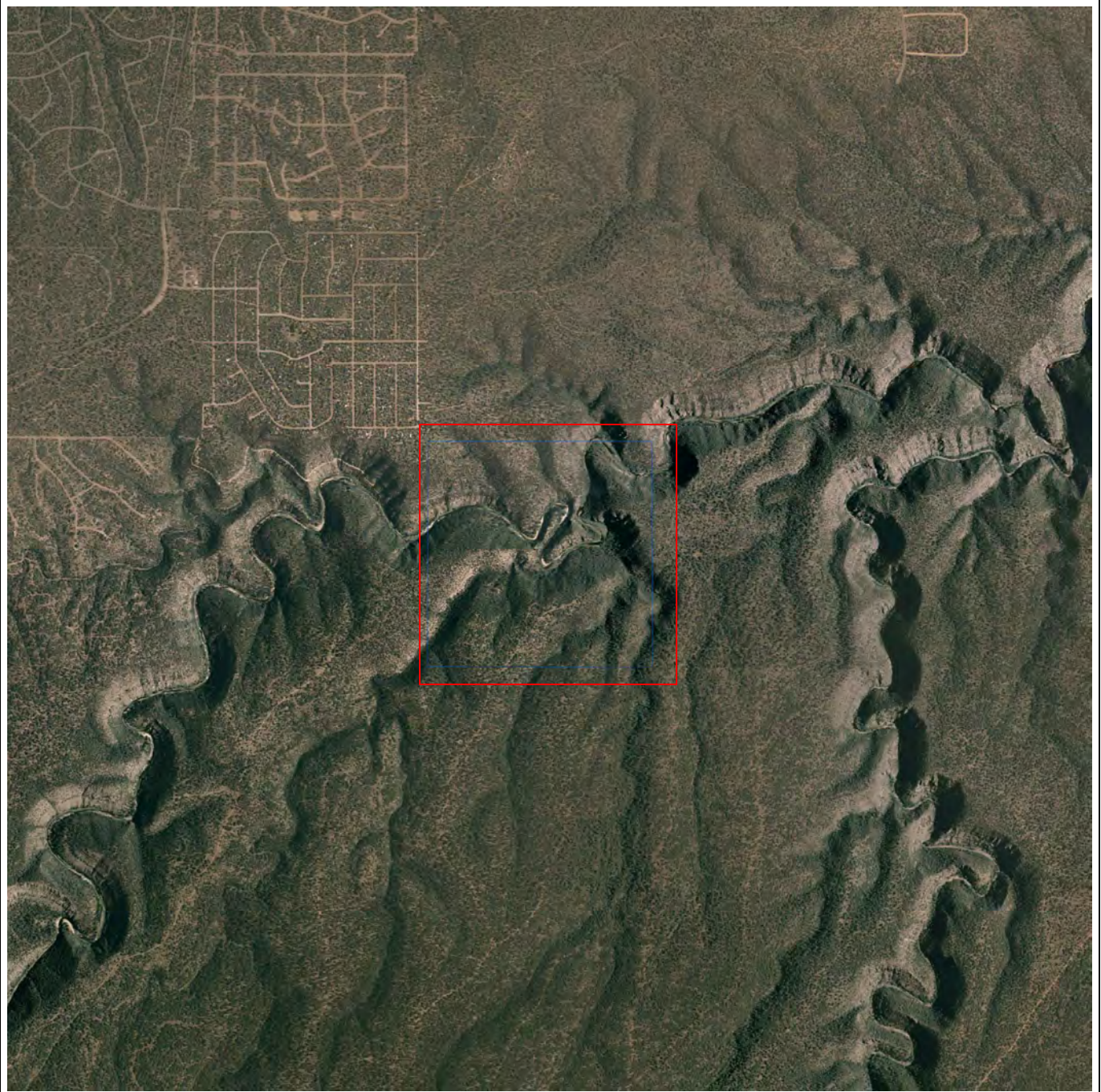


Historical Aerial Photo

Site:
East Clear Creek
Coconino County, AZ

2010



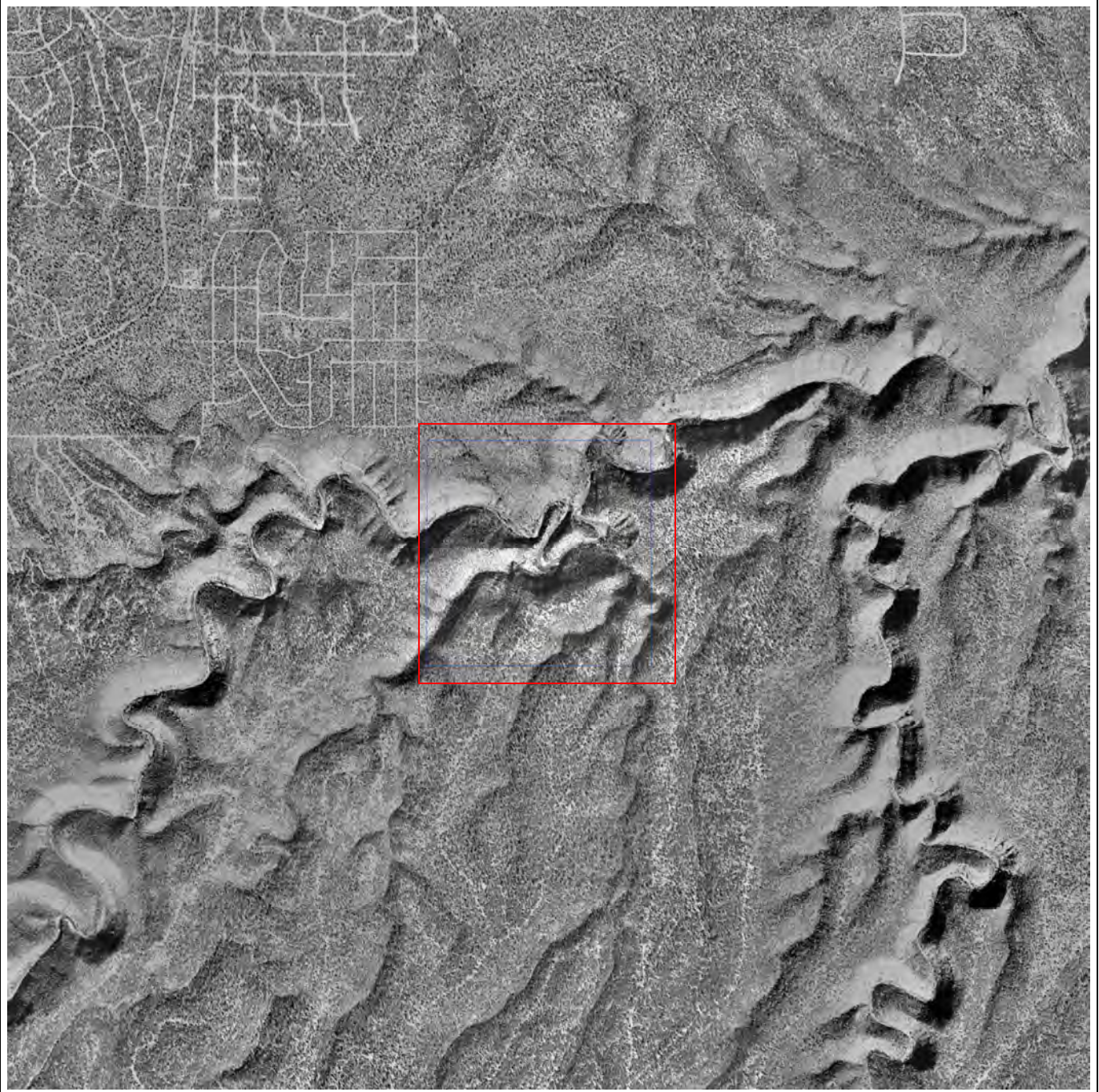


Historical Aerial Photo

Site:
East Clear Creek
Coconino County, AZ

2007



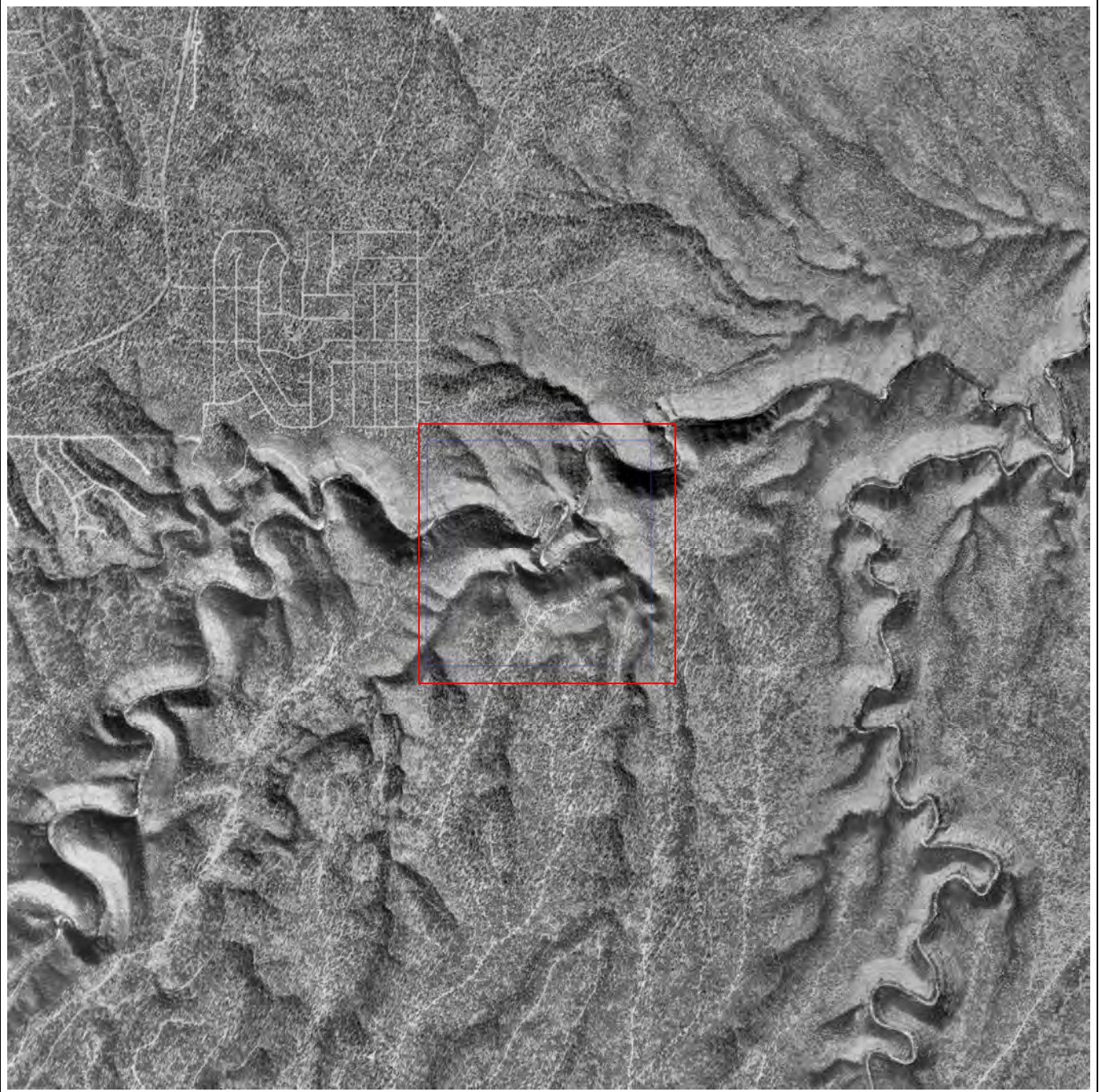


Historical Aerial Photo

Site:
East Clear Creek
Coconino County, AZ

2003



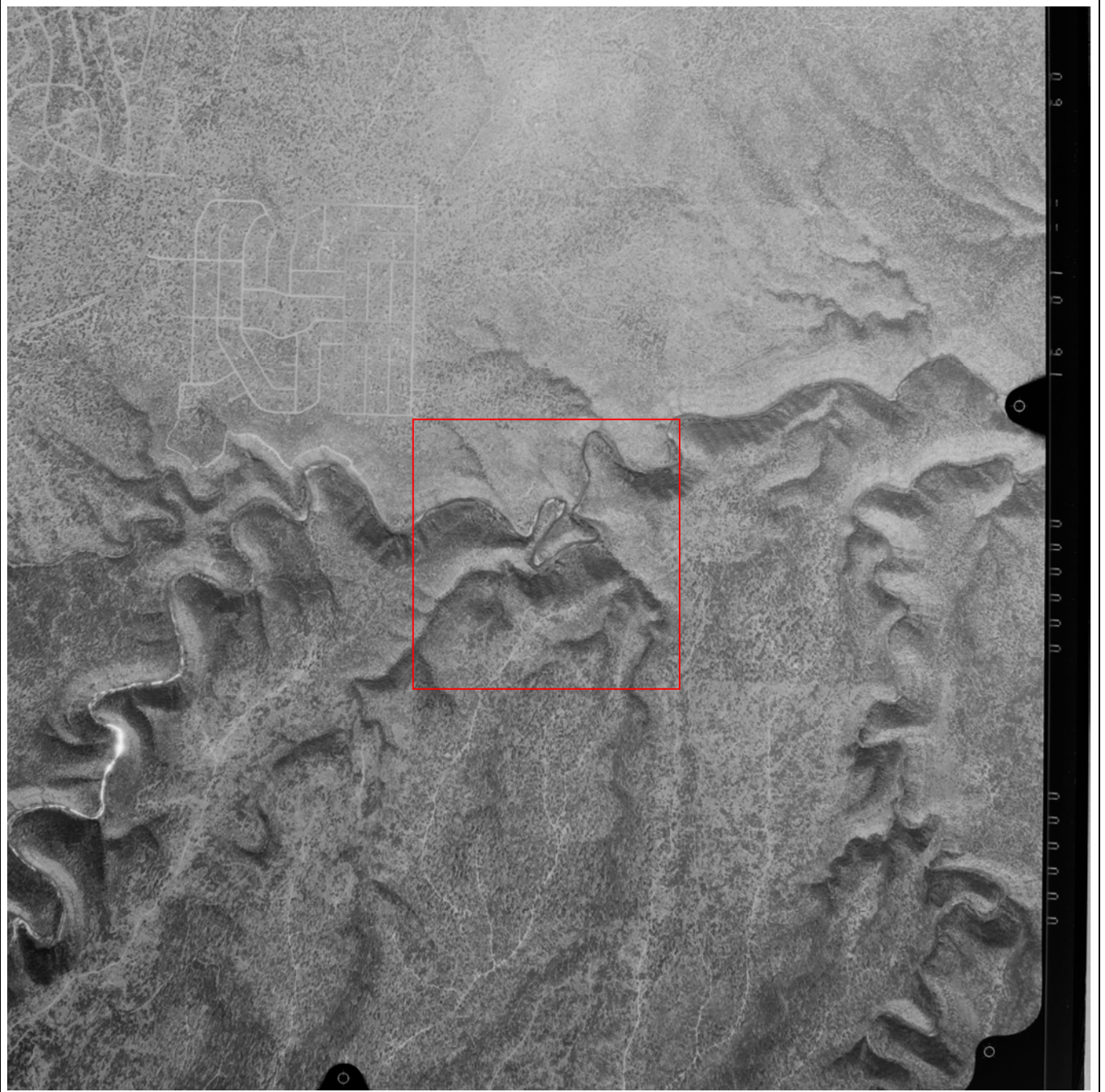


Historical Aerial Photo

Site:
East Clear Creek
Coconino County, AZ

1997



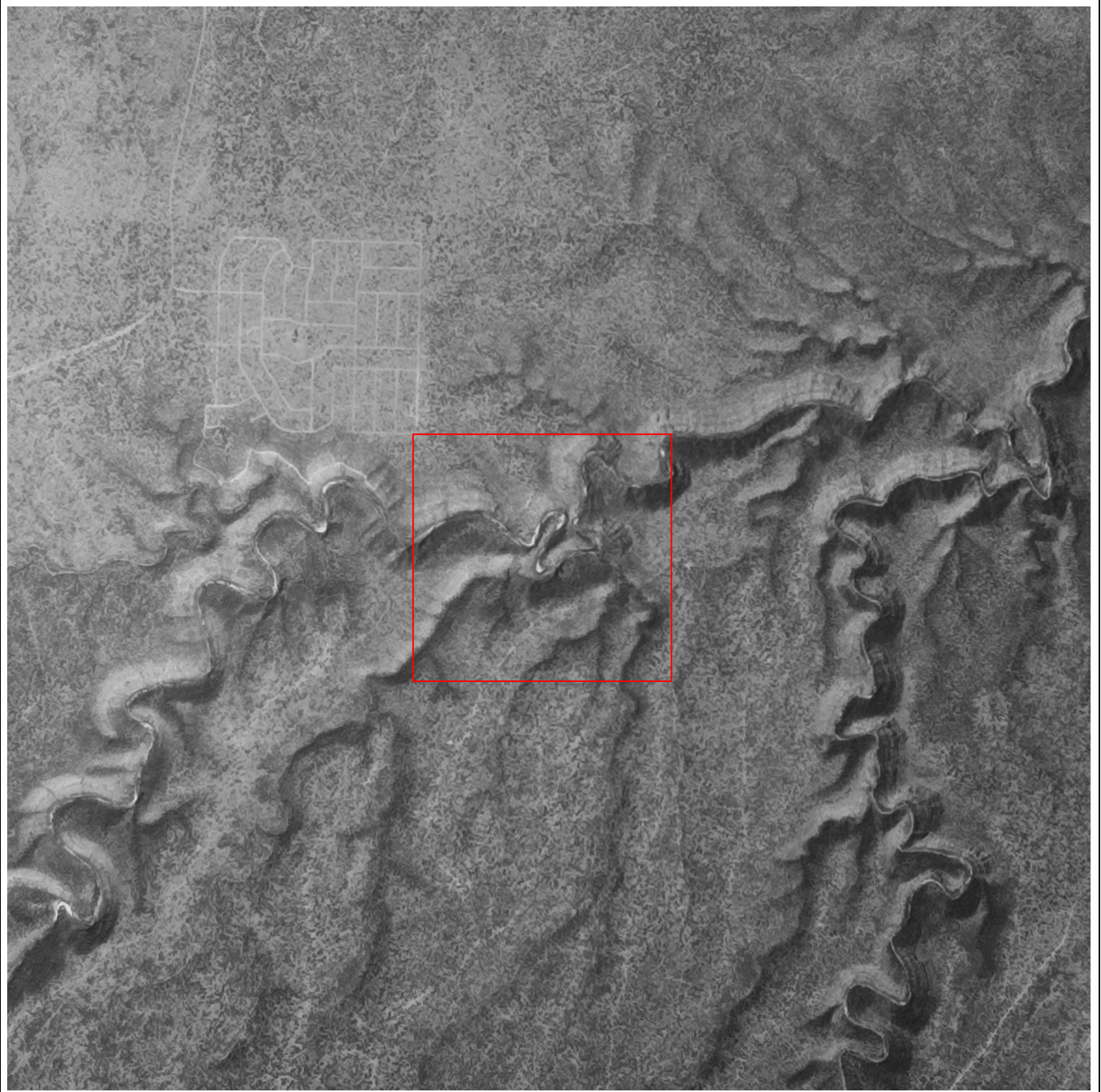


Historical Aerial Photo

Site:
East Clear Creek
Coconino County, AZ

1992



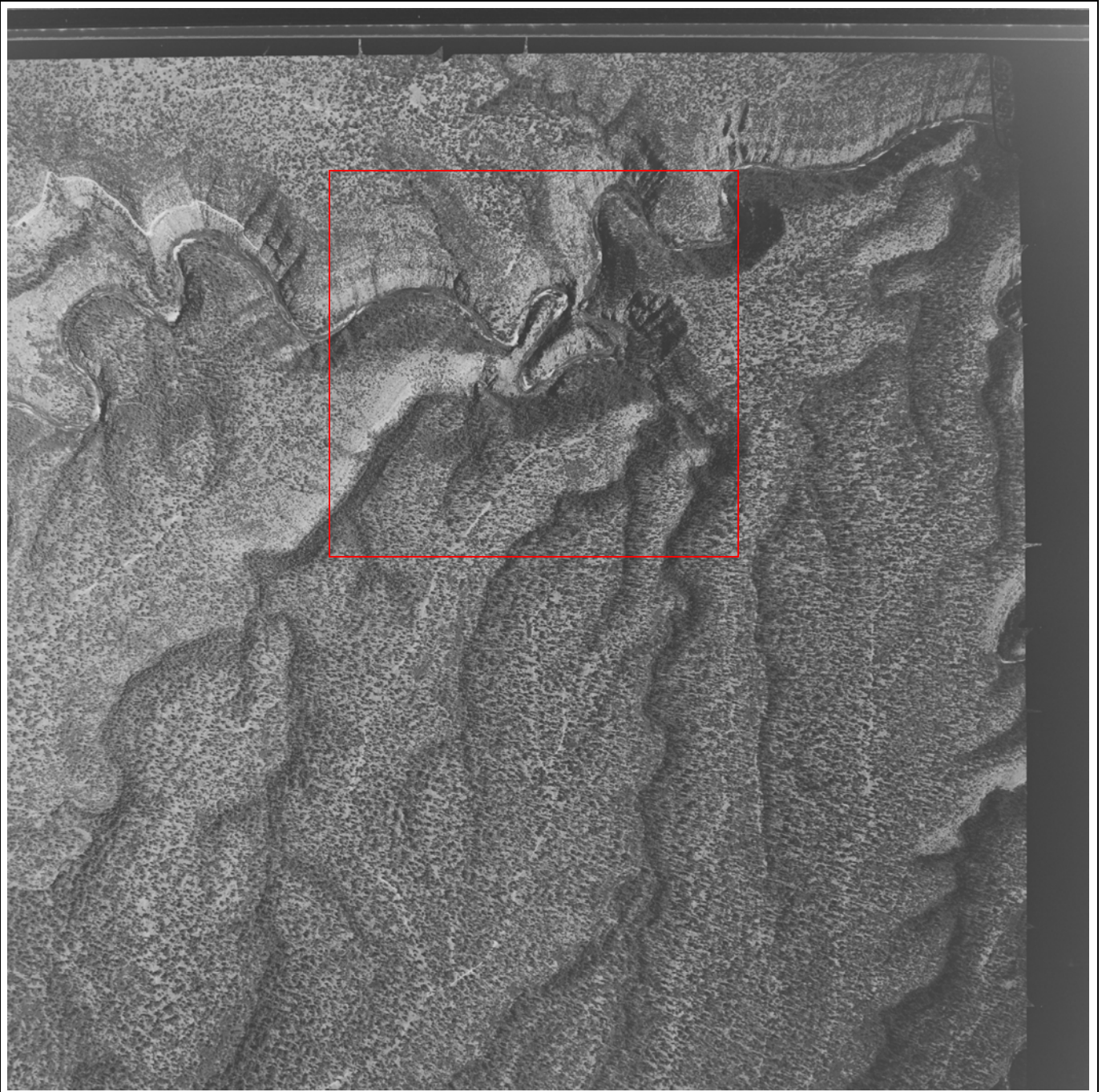


Historical Aerial Photo

Site:
East Clear Creek
Coconino County, AZ

1980



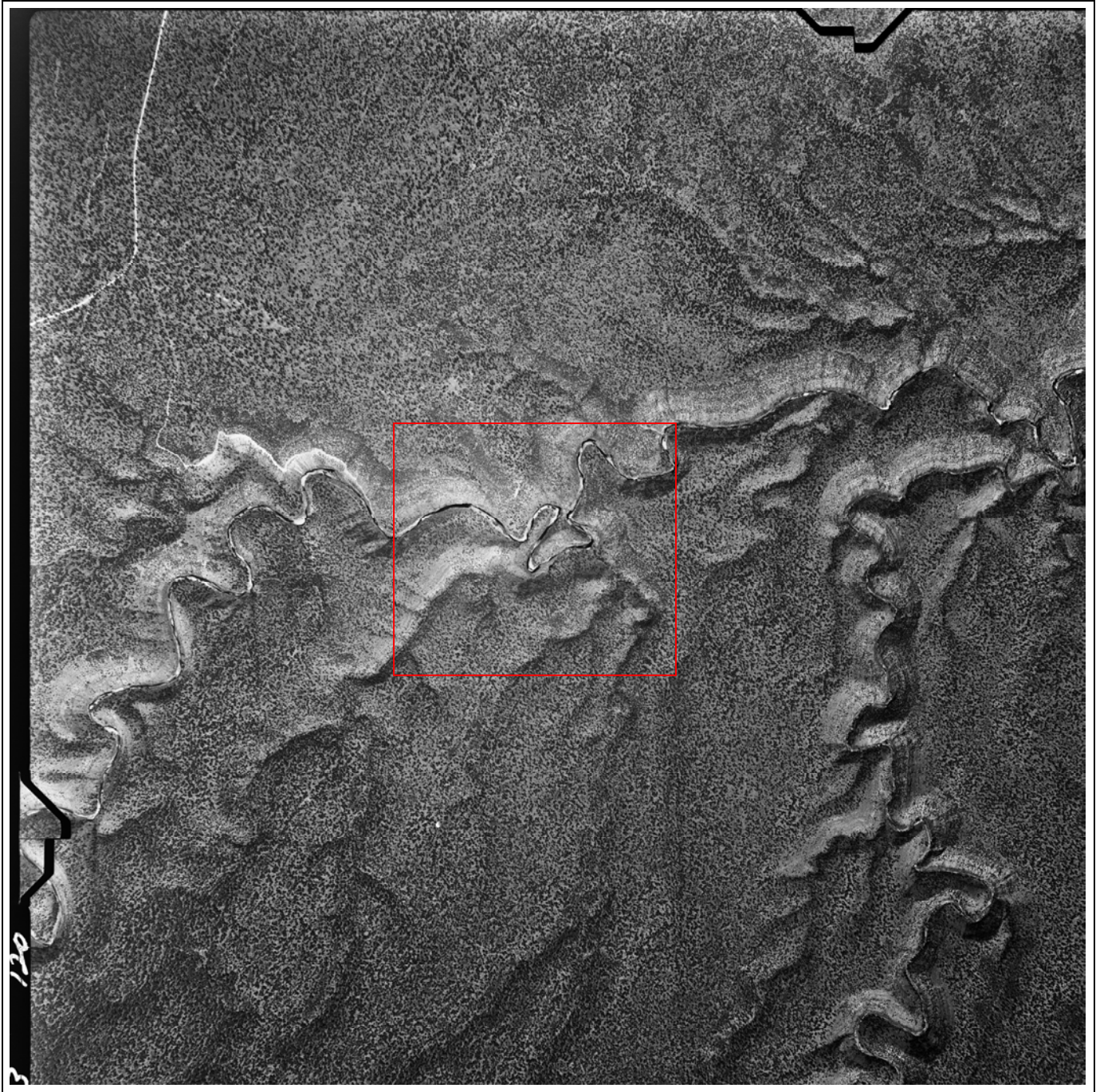


Historical Aerial Photo

Site:
East Clear Creek
Coconino County, AZ

1968





Historical Aerial Photo

Site:
East Clear Creek
Coconino County, AZ

1953



APPENDIX H

**Coconino
County Assessor
Property Deed
Information**

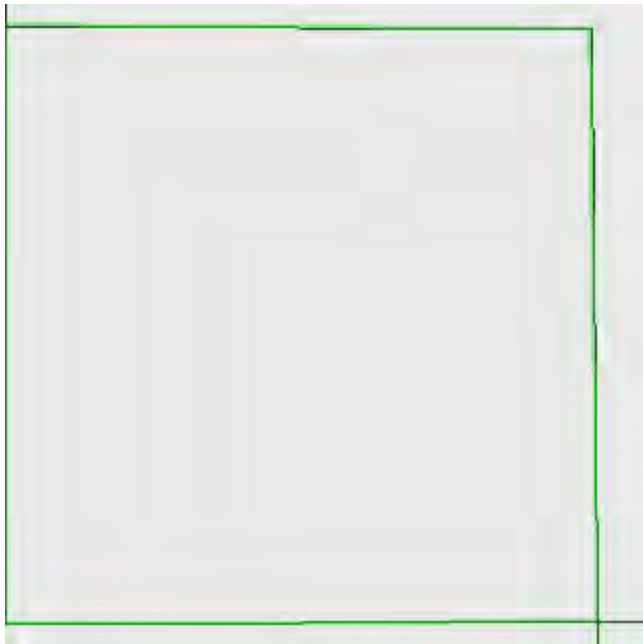
Account: R0050101

<u>Location</u>	<u>Owner Information</u>	<u>Assessment History</u>				
Situs Address	Owner Name RESOLUTION COPPER	Full Cash Value (FCV)		\$928,224		
City HAPPY JACK	MINING LLC	Limited Property Value (LPV)		\$928,224		
Tax Area 0500 - SD#5 ONLY	In Care Of Name LEGAL	Primary Assessed		\$139,234		
Parcel Number 403-13-006-E	DEPARTMENT	Secondary Assessed		\$139,234		
Legal Summary Section: 09	Owner Address 102 MAGMA	Tax Area: 0500 Primary Rate: 3.7101 Secondary Rate: 0.8336				
Township: 14N Range: 12E	HEIGHTS BOX 1944					
Neighborhood 05.03 - STARLIGHT	SUPERIOR, AZ 85173	Legal Class	FCV	LPV	Primary Assessed	Secondary Assessed
PINES-BLUE RIDGE-MOGOLLON						
RANCH-TAMARRON PINES-PINE						
CANYON - TIMBER RIDGE RANCH						
		02.R	\$928,224	\$928,224	\$139,234	\$139,234

Sale Date	Sale Price	Doc Description
	\$1,100,000	DEED
	\$1,140,000	DEED
	\$1,850,000	DEED
	\$3,200,000	DEED
	\$3,400,000	DEED
		Warranty Deed

Images

- [GIS](#)



Account: R0050101 Real Property Account

- [General](#)
- [Remarks](#)

Entry Date	Remark
-	7/02 2003 APPEAL - FCV REDUCED BASED ON AG STATUS. JAF 12/19/05 NOPC ISSUED FOR 2006. REMOVED AG STATUS. PARCEL SOLD. NO LONGER QUALIFIES. BJC 1/10/07,MG,PER ADDRESS CORRECTION FORM FROM TREAS.OFFICE,11/10/06, REQUESTED BY DAN MEAD 9/10 PER TYLER CONVERSION CHG USE CODE FROM 0004 TO 0014 FOR 2011-SS
05/14/2012	UPDATED LEGAL DESCRIPTION FIELDS AND VERIFIED DATA CONVERSION JP
04/02/2013	2014 APPEAL FCV REDUCED BIC

Office	Entry Date
ASSESSOR	
Remark	
7/02 2003 APPEAL - FCV REDUCED BASED ON AG STATUS. JAF 12/19/05 NOPC ISSUED FOR 2006. REMOVED AG STATUS. PARCEL SOLD. NO LONGER QUALIFIES. BJC 1/10/07,MG,PER ADDRESS CORRECTION FORM FROM TREAS.OFFICE,11/10/06, REQUESTED BY DAN MEAD 9/10 PER TYLER CONVERSION CHG USE CODE FROM 0004 TO 0014 FOR 2011-SS	

APPENDIX I

Resumes

Education:

- MBA, University of Arizona
- BS, Civil Engineering, University of Arizona

Special Expertise:

- Environmental Site Assessments
- Energy Efficiency Analysis
- Water System Modeling and Pipe Network Analysis
- Large Water System Master Planning
- Water Pumping Facility Design and Permitting
- Site Civil Engineering
- Well Design and Permitting
- Reservoir Design and Analysis
- Infrastructure Route Studies
- Potable/Reclaimed Water Main Extensions
- Water and Wastewater Treatment Design
- Reclaimed/Sewer System Planning
- Contract Preparation and Bidding Services
- Construction Administration
- Water System Training
- Loan and Grant Application Preparation

Registration / Certification:

- Arizona #22999, 1989
- California #44219, 1989
- Nevada #09281, 1991
- New Mexico #14546, 1999

Professional Affiliations:

- Board Member – Citizen’s Water Advisory Committee to the City of Tucson
- Finance Subcommittee Member – Citizen’s Water Advisory Committee to the City of Tucson

Background:



Mark Taylor is an engineering Principal and one of WestLand’s founders. He has over 30 years of experience in water resources and wastewater systems engineering, including the design of water and wastewater systems for large, multi-disciplinary public works projects, master-planned communities, private water company master planning/energy efficiency evaluation, and the mining industry. Mark is responsible for the development of water system master plans; water policy, energy efficiency studies, well, reservoir, booster station, and transmission main design; water treatment design; and the assessment of rates and development impact fees for private and municipal clients. He is also experienced with wastewater master plan preparation, energy efficiency and feasibility studies, system modeling and simulation, and capacity analyses. Mark has

provided training and presentations on water and wastewater system and energy efficiency topics in numerous forums. Mark acts as the Environmental Professional in overseeing and certifying Phase I Environmental Site Assessments (ESAs) for WestLand. He meets the education, training, and experience requirements as set forth in the All Appropriate Inquiry Rule (40 CFR §312.10(b)).

Mr. Taylor has conducted and certified numerous Phase I Environmental Site Assessments at various locations in Arizona for the past 12 years. Sites have included rural ranchlands, neighborhood areas, health centers, automotive and other commercial sites, transportation corridors, and industrial and mine properties. Experience includes site reconnaissance and characterization, environmental record sources review, personal interviews, identification of potential contaminate migration, and historical review in determination of potential recognized environmental conditions. Mr. Taylor has acted as the principal reviewer for technical reports.

Selected Experience:

Sahuarita Water Arsenic Treatment. *Principle in Charge* of the design and project coordination to construct an arsenic treatment facility for Sahuarita Water Company. The new 2,000 gpm adsorption arsenic treatment facility utilized a newly manufactured regenerable adsorptive media which meets both NSF and ADEQ requirements. Extensive coordination was required with many design professionals, water company staff, vendors, contractors, and regulators to accomplish this task. This facility will be the first adsorptive plant to implement the regenerable media and pilot testing was conducted to verify the overall performance against existing disposable media. Deliverables included a treatment system option evaluation, design report, an opinion of probable construction cost, and final plans and specifications. The facility was designed to be expandable for future needs. WestLand also provided construction bidding services for this project.

Las Quintas Serenas Water Company Arsenic Treatment and Well Site Upgrades; Green Valley, Arizona; Las Quintas Serenas Water Company. *Principal in Charge* of the design of arsenic treatment and water plant upgrades for Well Nos. 6 and 7. These included an iron media adsorption arsenic treatment system, a 400,000-gallon storage tank, and a 1,250-gpm variable-frequency-drive (VFD) transfer booster station. A new 2,500-lineal foot, 8-inch dedicated transmission water main was designed to connect Well No. 7 to the Well No. 6 site. Raw water from either or both wells is treated through the arsenic system at the Well No. 6 site, sent to fill the new tank, and pumped via the transfer booster station into the distribution system. Services provided by WestLand included site layout and grading; site piping and valving layout and sizing; preparation of booster pump and motor design specifications; and hydropneumatic tank design and associated equipment. WestLand prepared the design report, final plans and specifications, and engineer's opinion of probable construction cost.

Town of Oro Valley Potable Water Master Plan; Oro Valley, Arizona; Town of Oro Valley Water Utility. *Principal in Charge* of the development of a water system master plan whose scope was divided into four tasks. Task 1 consisted of public outreach and coordination with the Town, during which WestLand maintained a complete file of all correspondence, agendas, meeting minutes, memoranda, and data throughout the duration of the project. Task 2 involved the development of a project scope and approach, including the definition of key issues such as the geographic boundaries of the service area, the planning horizon, and the long-term goals of the water utility. Task 3 was the synthesis of the regulatory requirements and restraints, and the incorporation of these regulatory components into the design approach for the master plan. Task 4 consisted of the identification of the infrastructure required to correct existing system deficiencies and a determination of the future infrastructure required to support development within the ultimate Town service area.

City of Nogales Arsenic Treatment City of Nogales Utilities Department. *Principal in Charge* of the development of design criteria for arsenic treatment at the Meadow Hills Wells Nos. 1 and 3 and Coronado Well No. 1. The Meadow Hills wells pump directly into the water distribution system and fill the existing City of Nogales North Zone storage tank, while the Coronado well pumps to the existing High School storage tank located in the City of Nogales Downtown Pressure Zone. All three wells required arsenic treatment in order to meet the new EPA arsenic standard. Arsenic treatment consisted of a dual-vessel iron-media adsorption system located at each well site.

Northwest CAP Delivery System Preliminary Route Evaluation and Analysis; Northwestern Pima County; Northwest Water Providers. *Principal in Charge*. For over a decade, the Flowing Wells Irrigation District, Metropolitan Domestic Water Improvement District, Town of Marana, and Town of Oro Valley have worked collaboratively to develop a sustainable water supply for their customers. This effort has evolved over time to focus on the establishment of a water delivery system to deliver Central Arizona Project water to northwestern Pima County. As part of this effort, Mr. Taylor served as Principal-in-Charge of the development of a route analysis for the delivery system that would allow for the direct use of CAP water by each partner. The project consisted of three planning/engineering tasks: Task 1 – preliminary route evaluation, screening, and route evaluation matrix preparation; Task 2 – technical evaluation of alternative routes; and Task 3 – final route evaluation. Five potentially feasible routes were reviewed during the preliminary evaluation and screening process, two of which were identified for more detailed study.

Community Water Wells Nos. 10 and 11 Reservoir, Arsenic Treatment, Booster Station, and Transmission Main; Green Valley, Arizona; Community Water of Green Valley. *Principal in Charge* of the design of Community Water Well Nos. 10 and 11 sites, including arsenic treatment facilities, new 300,000-gallon forebay reservoirs, and booster pump stations. The new wells were designed to pump through a Layne Christensen coagulation filtration arsenic treatment process into onsite forebay reservoir. The reservoirs provide treated source water to booster stations that pump through dedicated well transmission mains to fill the Community Water Reservoirs No. 2 and No. 3. WestLand prepared the design report, final plans and specifications, and engineer's opinion of probable construction cost. Services provided by WestLand included site layout and grading; site piping and valving layout and sizing; preparation of well pump, column, and motor design specifications; and hydropneumatic tank design and associated equipment. In addition, several miles of 16-inch water main were designed to transport treated potable water to the Community Water reservoirs.

Red Rock Water Plant No. 1 Nitrate Treatment Plant; Pinal County, Arizona; Red Rock Utilities, LLC. *Principal in Charge* of the design of a nitrate treatment facility to mitigate the tested nitrate concentration of 10 to 12 parts per million at Water Plant No. 1. (The current primary maximum nitrate concentration limit is 10 ppm.) The treatment facility was installed at the discharge of the existing wellhead to treat half the full flow of 800 gpm to an approximate final mixed (half treated, half bypassed) nitrate concentration of 8 ppm. The facility consists of four steel filtration vessels that contain a chloride form of anion exchange resin media. Nitrate ions are exchanged onto the media releasing chloride ions resulting in a reduced nitrate concentration in the treated water. The media is then backwashed with a sodium chloride brine solution to remove the nitrate ions and replace them with fresh chloride ions. The spent brine backwash water is sent to a holding tank for continuous low-flow disposal to the public sewer system. The treated water is sent to an existing onsite forebay reservoir.

Freeport-McMoRan Sierrita, Groundwater Mitigation Project. *Principal in Charge.* WestLand prepared design plans and specifications for a groundwater mitigation project to intercept groundwater from the mine site and deliver it back to the plant site to implement best environmental management practices. The project consisted of the site and equipping design for 19 new groundwater wells, a 350,000-gallon open-top welded steel reservoir, a 10,500 gpm booster station, and 13.2 miles of 8- to 36-inch HDPE pipeline. The project also included medium voltage transmission, distribution, and switchgear design, instrumentation and control for wells and booster station sites, Operation and Maintenance Manual, surge analysis, detailed cost estimates, and environmental permitting. WestLand is providing bidding assistance and construction period services for shop drawing reviews.

Freeport-McMoRan Sierrita – SXEW Facility Filtration Plant. *Principal in Charge* of the design and project coordination to construct a filtration facility for the Freeport McMoran (FMI) solvent extraction and electro winning (SXEW) processing plant. The new filtration system consisted of two 10,000 gallon stainless steel filters to remove organics from the SXEW process effluent prior to further processing at the crystal plant. The process included a 290 gallons per minute (gpm) variable frequency drive (VFD) pump station pumping the pregnant liquor through the filtration plant to remove the organics from the system and backwash the organics to waste. The project included design of the pumping system, piping, valving, backwash system, control system, air-blower/scour system and structural design of slab and tanks.

Freeport-McMoRan Sierrita. Potable Water Wells, Booster Station, Reservoir and Arsenic Treatment Systems. *Principal in Charge* for scope of services included preparation of design documents and bidding and construction period services for the design of two new water plant sites, each of which included a new 2,500 gpm variable frequency drive, potable water wells, a coagulation-filtration arsenic treatment plant, 300,000-gallon forebay reservoir, and 2,500 gpm booster station. This project also included two miles of 16-inch transmission pipeline, including borings for interstate and wash crossings. WestLand also provided cultural resource surveys, native plant and environmental surveys, and mitigation.

Tonopah Desert Recharge Project – Recovery Wellfield and Treatment Plant. *Principal in Charge.* The Tonopah Desert Recharge Project (TDRP) is a facility owned by the Central Arizona Project (CAP) to recharge and bank Colorado River water into the west Salt River Valley Groundwater Basin. WestLand developed conceptual designs for a recovery

wellfield and arsenic/fluoride treatment plant to recover banked water from the aquifer and return it to the CAP canal. The project included the design of 9 wells with 2,750 gpm of flow each, which are to be constructed in 3 phases over 20 years as the project's recovery requirements increase. The arsenic/fluoride treatment plant is also designed to ramp up its treatment capacity in phases as both the volume of water treated and the concentration of contaminants increase. Ultimately the wellfield is designed to recover 480,000 acre-feet of water over the life of the project. These designs, as well as capital costs and operations and maintenance costs, were presented in a report prepared for CAP. This project was completed in cooperation with CAP and Montgomery and Associates.

Red Rock Nitrate Treatment. *Principal in Charge* of the design and project coordination to construct an 800 gpm nitrate treatment plant. The nitrate treatment facility consists of steel filtration vessels which contain a chloride form of anion exchange resin media. The system is designed so that only enough of the stream is treated to meet the 8 mg/l nitrate goal by continuously testing the nitrate level in the blended water. The treated water is sent to an existing storage reservoir for distribution. Extensive coordination was required with many design professionals, water company staff, vendors, contractors, and regulators to accomplish this task.

University of Arizona Tech Park - Independent Audit of Drinking Water System 20-567. *Principal in Charge.* WestLand provided an audit/evaluation of the drinking water sampling plan and locations currently used by the Project. Recommendations for testing were made and new locations were suggested for some of the current sampling I.D. points to prevent any false readings or sampling of water that is outside of the responsibility of the Project facilities management.

Red Rock Utilities 208 Plan Amendment; Pinal County, Arizona; Red Rock Utilities, LLC. *Principal in Charge* of the development of a 208 Plan Amendment that addresses the sanitary sewage collection, treatment, and disposal needs of a 1,300-acre residential, commercial, and industrial-use project in southern Pinal County. The plan amendment describes the 20-year needs of the development, including existing water reclamation facilities and planned expansions and improvements; the types of permits needed, including NPDES, APP, and reuse; construction priorities and schedules for completion; implementability; financing measures; and public participation. Total buildout capacity for the planning area is estimated to be 7.35 million gpd, and to meet the growing needs of the development, a 1.5-million-gpd expansion is required to the current sequencing batch reactor water reclamation facility, followed by an additional 1.5-million-gpd expansion and the construction of at least one additional water reclamation facility. Generally, onsite gravity sewers will collect the sanitary sewage and convey that flow to an existing or proposed wastewater reclamation facility, although sewage lift stations and force mains may be necessary.

Town of Patagonia Wastewater Treatment Facility; Patagonia, Arizona; Town of Patagonia. *Principal in Charge* of assisting the Town of Patagonia in the replacement of its aging wastewater treatment plant with an extended aeration plant with a capacity of 120,000 gpd. The replacement plant was designed to handle anticipated growth within the service area and was constructed to treat an average of 110,000 gpd of effluent. Other facilities constructed as part of the design included an anoxic basin, two aeration basins, a new blower, a belt press for sludge processing, a new sewer lift station, and a new headworks with flow meter and screenings removal.

CHRISTOPHER E. RIFE, MS



Phase 1 ESA Specialist

Experience: 12+ Years

Education:

- MS, Environmental Policy and Management/University of Denver
- BA, Philosophy/Humboldt State University
- Additional Coursework in Hazardous Materials Management and Wetlands Science

BACKGROUND:

Mr. Rife is a Senior Project Manager in the Environmental Services Group. He specializes in regulatory compliance for environmental and engineering projects at industrial, commercial, residential, and transportation sites. His areas of expertise include water resources permitting, environmental resources plans and studies, and environmental site assessments. He has over 20 years of experience in federal and state environmental regulatory programs covering a broad range of business sectors. His Phase I Environmental Site Assessment (ESA) experience includes underground storage tank (UST) investigations, solid and hazardous waste, and health and safety audit services. He has over 12 years of experience conducting ESAs and has been responsible for ESA projects for more than 350 broad-ranging sites, including public, private, and industrial properties; solid waste facilities; mines; and he has conducted pilot-scale testing of remedial systems.

SELECTED EXPERIENCE:

Resolution Copper Mine Site; Superior, Arizona. Task Manager. Mr. Rife conducted Environmental Site Assessments and Ecological Overview studies for a set of private properties contemplated for purchase by the client in anticipation of a land exchange for targeted public lands. He visited the remote, rural sites to assess potential for environmental liabilities, compiled environmental setting information to combine with biological data from technical specialists, and authored reports. The land exchange was recently approved, and Mr. Rife provided technical review of updates to the original reports.

Vigneto Development; Benson, Arizona. Senior Technical Reviewer. Mr. Rife participated in site visits and provided senior technical review of a Phase I Environmental Site Assessment of 12,500 acres proposed for residential development in southern Arizona. The property is largely undeveloped, although portions are used for cattle ranching and it is crossed by electrical transmission lines and a buried natural gas pipeline, a highway, and an abandoned railroad line. No recognized environmental conditions were identified during the assessment.

Miami Mine; Miami, Arizona. Project Manager. Mr. Rife has completed several projects at this legacy copper mine in southern Arizona. He recently managed Phase I Environmental Site Assessments for two properties owned by the client and intended for divestment. One of the properties had been used by the Arizona National Guard as an armory administrative center, whereas the other was a company recreation site, including a drive-in movie theater. No recognized environmental conditions were identified at either property.

Hazardous Waste Sites; Confidential Client, United States. Task Manager. Mr. Rife was the principal internal reviewer of Phase I Environmental Site Assessment reports for 60 hazardous waste collection sites, transfer facilities, incinerators, and landfills on behalf of client bidding to purchase portfolio. The work included fast-track mobilization of field investigators from offices across the country; coordination of document review, reporting, and responding to client inquiries; and strict confidentiality protocols. (Services provided at previous firm.)

Christopher E. Rife, page -2-

Newmire Smelter Site; Telluride, Colorado. Project Manager. Mr. Rife managed a permitting project for site remediation activities required under an agreement with the State of Colorado. Technical work included a biological evaluation, archaeological studies, jurisdictional delineation, and site revegetation design after closure. Mr. Rife was instrumental in redesigning engineering plans for the remediation effort to avoid impacts to Waters of the United States, thereby avoiding a requirement for authorization under the Clean Water Act Section 404 program.

Former Satralloy Site; Steubenville, Ohio. Project Manager. Mr. Rife is currently serving as permitting manager for a team conducting interim actions for a remedial investigation/feasibility study (RI/FS) of an abandoned chromium smelter site in eastern Ohio. Assignments have included environmental permitting support in regard to state and federal wetlands and waterways programs, and engineering support for infrastructure improvements to facilitate transportation to the site. Mr. Rife was responsible for environmental support activities, including compliance with the federal Clean Water Act Section 404 program and state isolated wetlands permit program. Federal- and state-jurisdictional wetlands and waterbodies are present and may be filled by future project actions. A preconstruction notification under the Section 404 Nationwide Permit 38, Cleanup of Toxic and Hazardous Waste, has been prepared and submitted to the U.S. Army Corps of Engineers to authorize placement of fill in waters of the United States for the remedial actions. The documentation included a jurisdictional delineation, biological evaluation, and cultural resources review. Mr. Rife's work has also supported an Ecological Risk Assessment conducted by others on the project team. Mr. Rife also oversaw transportation-engineering assignments, including railroad and bridge design, to allow heavy equipment and materials to be transported to and from the site for the RI/FS. (Transportation services provided at previous firm.)

Industrial Site Expansion; Cochise County, Arizona. Project Manager. Mr. Rife was responsible for preparing an Environmental and Social Impact Assessment for a substantive expansion of an industrial site in southeastern Arizona. The document allowed project reviewers—corporate decision-makers and financiers—to understand the potential impacts to environmental and social resources that may result from the project. The assessment was modeled after a National Environmental Policy Act Environmental Assessment, but was for internal use only. It relied upon existing environmental permitting and planning documents, supplemented by WestLand's research and site-specific studies of resources not previously addressed, such as traffic and visual impacts. Mr. Rife was responsible for scoping the assessment, conducting the existing report review, researching additional information, and writing the report.

DIANA L. SANDOVAL, MA



Senior Environmental Project Manager

Experience: 12+ Years

Education:

- MA, Land Use and Community Planning/Northern Arizona University - With Distinction
- BSc, Regional Development/University of Arizona - Cum Laude
- ATSM Phase I and Phase II Environmental Site Assessments for Commercial Real Estate Workshop

Registration / Certification:

- Mine Safety and Health Administration Certification
- 90-hour Real Estate Pre-licensing

BACKGROUND:

Diana Sandoval is a senior environmental project manager with a master's degree in land use and community planning and 12 years of regulatory compliance and permitting services related to land use and transportation planning, distribution/ transmission power planning, renewable energy projects, mining expansions, and residential and commercial development. She offers clients coordinated and collaborative project leadership required to address multiple stakeholders. She has experience with both small- and large-scale projects involving federal, state and local requirements. Her expertise is in Phase I Environmental Site Assessments, Clean Water Act Permitting, Endangered Species Act compliance, National Environmental Policy Act documentation, Arizona State Land Department authorization and local riparian and zoning processes.

Ms. Sandoval has prepared numerous Phase I Environmental Site Assessments (ESAs) for various property types pursuant to American Society for Testing and Materials (ASTM) standards E1527-05, 1527-13 and E2247-08. She has also completed Preliminary Initial Site Assessments (PISAs) for public roadway projects prepared in accordance with Arizona Department of Transportation/Federal Highway Administration requirements and Environmental Assessment and Mitigation Reports (EAMRs). Ms. Sandoval has completed ASTM technical and professional training for Phase I and II ESAs.

SELECTED EXPERIENCE:

Environmental Compliance for University of Arizona Science and Technology Park (UA Tech Park), Pima County, Arizona. Provides on-call services for UA Tech Park addressing federal, state and local development project environmental clearances and risk reduction. Ms. Sandoval has documented compliance with CWA Section 404 under preliminary JD; obtained concurrence from the Corps of no-jurisdictional waters for the UA Tech Park property; oversaw cultural resource survey and data recovery in accordance with current archaeological standards in a manner that would conform to National Historic Preservation Act (NHPA) standards; completed biological evaluations, including surveys for listed plant species and surveys for the western burrowing owl; and prepared Phase I ESAs for prospective tenants within the Solar Zone. Ms. Sandoval has also assisted with development of formal environmental planning protocols and guidance for the UA Tech Park Master Plan. She has provided environmental documentation to support demonstration of NEPA project readiness for Department of Transportation grant applications.



UA Tech Park at Rita Road Phase I ESA. Conducted a Phase I ESA for approximately 780 acres including a former industrial manufacturing facility and recently a multi-tenant commercial office and limited production technology research facility, office spaces, laboratory spaces, undeveloped open space, and recreational facilities. Assessment included review of prior complex prior site assessments, tank farms, chemical storage and distribution areas, railroad spur, closed industrial wastewater system and monitoring wells.

Pinal Central Substation to the Tortolita Substation Transmission Line Project, Tucson Electric Power (TEP), Pinal County, Arizona. Project Manager. Managed environmental regulatory compliance for TEP transmission line project, which runs approximately 41 linear miles in Pinal County. Assisted TEP in addressing NEPA, National Historic Preservation Act, CWA, Endangered Species Act (ESA), migratory bird protection, Arizona Pollutant Discharge Elimination System, State Native Plant Preservation and more. Coordinated with various federal entities and land management agencies to obtain all agreements, required permits and compliance documentation; the transmission line will cross privately-owned lands, lands owned by the State of Arizona and managed by the Arizona State Land Department, federally owned lands managed by the Bureau of Reclamation and the San Carlos Irrigation Project, an agency of the Bureau of Indian Affairs. Ms. Sandoval obtained an Approved JD from the Corps regarding the absence of jurisdictional waters for the project, documented that project was not likely to not adversely impact federally protected species, coordinated with AGFD to conduct surveys for candidate species in anticipation of potential federal listing, addressed plant salvage considerations for protected native species including vegetation clearing projections, and addressed state and federal archeological clearance requirements. Presented methods and results at the Society for Ecological Restoration November 2014 annual conference for a project study that used remote sensing and predicted growth rates to assess saguaro conflict with the transmission lines over the next 20 years.

ADDITIONAL EXPERIENCE:

- Completed Phase I ESA for Pima County Community Development and Neighborhood Conservation Department for the Copper Vista I and II subdivisions to support compliance with the U.S. Department of Housing and Urban Development (HUD) Neighborhood Stabilization Program 2 requirements. Numerous environmental records were assessed pursuant to the findings of the government database records review including the Tucson International Airport Area (TIAA) superfund site.
- Prepared numerous Phase I ESA reports for the Pima County Department of Environmental Quality also considering non-scope items, classified as outside the standard practice including: potential asbestos-containing building materials, potential lead-based paint, health and safety concerns, high-voltage power lines, and ecological resources.
- Completed Phase I ESAs for linear transportation projects involving potential real estate transactions including the Town of Marana's project replacing the Ina Road bridge crossing over the Santa Cruz River and the Pima County's Department of Transportation's roadway improvement project along Tanque Verde Road between Catalina Highway and Houghton Road.
- Completed several PISAs in anticipation of ADOT funding including the Town of Marana's project to improve Tangerine Road between Interstate-10 and La Canada, a project crossing into multiple jurisdictions including Pima County and the Town of Oro Valley; and the Town of Sahuarita's project replacing the Pima Mine Road bridge crossing over the Santa Cruz River.
- Prepared Environmental Information Documentation (EID) and facilitated Environmental Protection Agency (EPA) review in accordance with Environmental Review Guide for Special Appropriations Grants for Pomerene Domestic Water Improvement District Drinking Water Quality Improvement Project.

Education:

- MS, Environmental Engineering, University of Arizona
- BS, Civil Engineering, University of Arizona

Registration / Certification:

- Arizona #66736, 2018

Special Expertise:

- Water System Hydraulic Modeling
- Water Pumping Facility Design and Permitting
- Well Design and Permitting
- Water and Wastewater Treatment
- Hazardous Wastes
- Preliminary Engineering Report & Grant Application Preparation
- Phase I Environmental Site Assessments (ESAs)
- Bentley WaterCAD
- AutoCAD Civil 3D

Background:

Mr. Patrick Mette is a Civil and Environmental Engineer with experience in water system design, research, water treatment, construction inspections, Phase I ESAs, and non-profit engineering in developing communities. Mr. Mette performed as a field inspector for the Arizona Department of Transportation on several construction projects as an intern. He also worked as an undergraduate and graduate researcher at the University of Arizona for three years working on reverse osmosis, ion exchange, and solar membrane distillation projects in the lab and in the field, providing operation, analysis, design, and construction services. Mr. Mette spent nearly a year in the Andes Mountains of Bolivia working on rural water projects and providing training to Bolivian engineers on surveying, AutoCAD, and hydraulic modeling. While in school, Mr. Mette's coursework included water treatment, wastewater treatment, and hazardous waste management.

Since joining WestLand, Mr. Mette has worked on numerous projects designing booster stations and wells, analyzing water systems, developing hydraulic models, preparing preliminary engineering reports (PER), and developing cost estimates. He has also prepared technical memorandums on subjects ranging from "sewer pipe product comparisons" to "water system project prioritization". Mr. Mette has been working on Phase I ESAs with WestLand since 2016.

Selected Experience:

Phase I Environmental Site Assessment's in Cochise County; El Dorado Benson, LLC. *Engineering Technician.* WestLand assessed 4 properties and prepared 3 Phase I Environmental Site Assessments (ESA's) for El Dorado Benson, LLC.

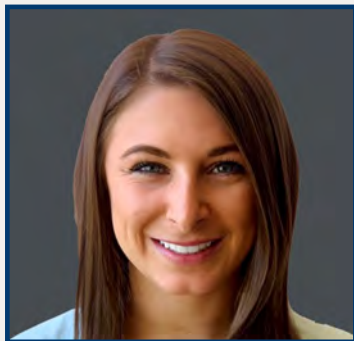
Phase I Environmental Site Assessment for Montanas del Sol Property; Freeport McMoRan Sierrita Inc. *Engineering Technician.* WestLand assessed and prepared a Phase I Environmental Site Assessment (ESA) for FMI.

Phase I Environmental Site Assessment for Superior Airport Contiguous Parcels; Resolution Copper. *Engineering Technician.* WestLand assessed and prepared a Phase I Environmental Site Assessment (ESA) for Resolution Copper for a series of properties in Superior, Arizona.

Phase I Environmental Site Assessment for the Fairview Cemetery; Resolution Copper. *Engineering Technician.* WestLand assessed and prepared a Phase I Environmental Site Assessment (ESA) for Resolution Copper for a cemetery property in Superior, Arizona.

New Well and Water Main, BECC Funded Project; Whetstone Water Improvement District. *Project Manager.* WestLand is working with the Whetstone Water Improvement District (WWID) and the Border Environment Cooperation Commission (BECC) to fund four projects within the WWID water system that WestLand designed in order to address problems of insufficient system redundancy, declining well capacity, and aging infrastructure. WestLand coordinated with BECC to obtain funding for the design of the previously mentioned projects and is now working to obtain funding for their construction.

SAMANTHA BLONDER, MS



Environmental Specialist

Experience: 4 Years

Education:

- MS, Environmental Science/Florida Gulf Coast University
- BS, Biology/University of South Florida

Registration /Certification:

- MSHA Certification

BACKGROUND:

Samantha Blonder is an Environmental Specialist with 4 years of experience gained while serving as a Research Assistant on projects for the Coastal Watershed Institute in Fort Myers, Florida, as an Argo Research Scientist for Heliae in Phoenix, Arizona, and as a Research Assistant-Team Lead while employed at Arizona State University. In 2016, Ms. Blonder served as a volunteer for Lead Adventures South America Galapagos Islands where she assisted in invasive species removal, cultural and environmental education outreach, and sustainable farming. In her role as an Environmental Specialist at WestLand, Ms. Blonder supports the environmental team working a wide variety of water focused projects with special expertise in: Endangered Species Act (ESA); National Environmental Policy Act (NEPA); Clean Water Act (CWA); Conservation Plans; Field Work; Data Collection and Data Entry; and Water Quality Collection and Analysis.

SELECTED EXPERIENCE:

Harquahala Valley Water Project Environmental Assessment. Environmental Specialist. WestLand Resources was hired by HVWP Management LLC to prepare an Environmental Assessment (EA) for the Harquahala Valley Water Project. The HVWP proposes to develop infrastructure required to pump groundwater from the Harquahala Irrigation Non-Expansion Area and to convey the pumped groundwater to the Central Arizona Project (CAP Canal). This project includes public scoping, an administrative draft of the EA, a draft EA for public comment, and a final EA.

Oro Valley Water Utility Northwest Recharge, Recovery and Delivery System (NWRDSD) Design. Environmental Specialist. The WestLand Resources and Carollo Engineering team was hired by the Town of Oro Valley for the design of the NWRDSD project. The team is providing design services for approximately 6-miles of transmission pipeline. Additionally, the team is designing the distribution main connections downstream of the proposed booster at Shannon into existing Oro Valley Water Utility distribution mains at Naranja and Tangerine Road.

Resolution Copper, LEX Phase I ESA Updates. Environmental Specialist. WestLand was contracted to conduct Phase I Environmental Site Assessments (ESAs) for a set of properties considered in the Resolution Project Land Exchange between Resolution Copper and two federal land management agencies. Work on this project includes environmental agency records review, interviews with persons familiar with the sites, site reconnaissance, and report preparation.