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September 22, 2011

American Environmental Ecology, Inc.
8349 1st Avenue
Leeds, Alabama 35094

Attention: Mr. Doyle Hain

Reference: Phase I Environmental Site Assessment
 Mail Fast, Inc.
 3621 Messer Airport Highway
 Birmingham, Jefferson County, Alabama
 AEE Project Number 910300

Dear Mr. Hain:

American Environmental Engineering, Inc. (AEE) is pleased to submit the following Phase I Environmental Site Assessment for the above referenced property. The purpose of this assessment was to explore site-specific environmental factors that might have an impact on the planned use or sale of the property. The findings of this assessment are presented in the following sections of this report.

AEE appreciates this opportunity to be of service and looks forward to working with you in the future. If you have any questions concerning the information in this report or if we may assist you further, please do not hesitate to contact our office at (205) 699-8505, fax (205) 699-5697, or Email to Steveaee@mindspring.com.

Respectfully submitted,

AMERICAN ENVIRONMENTAL ECOLOGY, INC.

Steve K. Osborn, CHMM, CHME, PWS, CMC
President

Encl.

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Birmingham, Jefferson County, Alabama
AEE Project Number 910330

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EXECUTIVE SUMMARY

American Environmental Ecology, Inc. (AEE) has completed the authorized Phase I Environmental Site Assessment of the Mail Fast, Inc. located at 3621 Messer Airport Highway in Birmingham, located in Section 30, Township 17 South, Range 2 West in Jefferson County, Alabama.

A representative of AEE conducted a Phase I Environmental Site Assessment on September 21, 2011. The purpose of this assessment was to explore site-specific environmental factors, which may have an impact on the subject property. Mail Fast, Inc. is currently closed.

The findings of this assessment are summarized as follows:

- The property is occupied by a one (1) story building with a warehouse that measures 11,000 ft² and offices that measure 10,000 ft². The total area of the building measures 21,000 ft². The building construction started in 1930. The property is currently zoned M-1 and the current land use is listed Commercial.
- Historical research indicates that the property was undeveloped until approximately 1930 when a commercial structure was erected. Historical research indicates that the subject property was occupied by several facilities from 1947 to 1974. The property has been used for commercial office space assembly areas and warehouse space from 1930 to the present.
- There are forty-one (41) listed facilities within the search radius established by ASTM guidance.
- An interview with ADEM personnel revealed that there was a fuel leak at Birmingham Water Works Board (BWVB) located at 3600 1st Avenue North. Mail Fast, Inc. experienced gas fumes from the leak on May 15, 1997. BWVB received a “No Further Action Required” on June 13, 2007.
- The findings of this assessment indicate that there are no environmental concerns at the site at this time.

1.0 INTRODUCTION

1.1 Purpose and Scope of Work

The purpose of this Phase I Environmental Site Assessment (ESA) was to identify recognized environmental conditions in connection with Mail Fast, Inc. use of the subject site. This Phase I ESA was conducted in accordance with the guidelines established by ASTM E 1527-05 and by AEE's scope of work, authorized by American Environmental Ecology, Inc. It was not the sole purpose of this study to determine the actual presence, degree and/or extent of contamination, if any, on the subject site.

This Phase I ESA does not include soil, air, water, lead paint or asbestos testing, assessment of subsurface geological conditions, mine studies, assessment of sinkhole activity, or confirmation of off-site contamination.

1.2 Limitations and Exceptions of Assessment

A Phase I ESA is not a comprehensive site characterization and should not be construed as such. Specifically, limitations stated in ASTM E 1527-05, *Standard Practice for Environmental Site Assessments: Phase I Environmental Site Assessment Process*, and AEE's Terms and Conditions apply to this report.

A normal standard of care has been taken by AEE in compiling and checking the information contained in this report, in order to verify that it is current and accurate. However, AEE is not responsible for any errors, omissions or inaccuracies in reasonably ascertainable information or undisclosed environmental conditions and is not responsible for any conclusions or opinions made by others based on this report.

Additional services, including a broader scope of assessment, more detailed conclusions; liability/risk evaluation, etc. were beyond the scope of this ESA.

1.3 Limiting Conditions and Methodology Used

The Phase I Environmental Site Assessment is comprised of four components:

1. Record Review
2. Site Reconnaissance
3. Interviews
4. Evaluation and Report

The methodology used in preparing this report includes reviewing available literature, applicable government documents and records, and conducting a site reconnaissance.

2.0 SITE DESCRIPTION

2.1 Location and Legal Description

The subject property is located at 3621 Messer Airport Highway in Birmingham, Alabama. More specifically, the site is located in Section 30, Township 17 South, and Range 2 West, in Birmingham, Jefferson County, Alabama¹. A site location diagram is attached as **Figure 1**.

2.2 General Physical Setting

Jefferson County is in the central part of Alabama. It has a land area of 713,600 acres or about 1,115 square miles.

The subject property is located in the Jones Valley, situated within the Birmingham Valley and Ridge section of the Valley and Ridge Province of the Appalachian Highlands physiographic division.

Soil scientists have determined that there are approximated twenty one (21) different kinds of soils in Jefferson County.

The subject site sits on the **Tupelo-Urban Land complex** which is composed of moderately well-drained Tupelo soils and areas of Urban land on sides of limestone valleys. Some areas have sinkholes. Tupelo soils are nearly level to gently sloping, slowly permeable and have a high shrink-swell potential. They generally have a high water table. They generally have a silt loam surface layer and silty clay sub-soils.

2.3 Site and Vicinity Characteristics

The site is situated in a commercial area of the Birmingham, Alabama. Typically, the groundwater in this area occurs at depths of less than twenty five feet as a perched water zone. The groundwater table is not usually level, but is found to be a subdued reflection of the land surface and/or subsurface limestone formations.

2.4 Description of Improvements and Current Site Use

Mail Fast, Inc. was a mailing and shipping business but is now currently closed.

The property is occupied by one (1) commercial building totaling 21,000 ft.² including an associated asphalt-paved parking lot to the north and east of the property.

The subject site is at a mean sea level elevations of 598 feet. Surface drainage on the site is toward the south and empties into Village Creek which empties into the Warrior River.

¹ Longitude N33.528400° Latitude W86.784300°

2.5 Past Uses of the Property

Historical research indicates that the property has been a residential area since 1930. After 1930, 3621 Messer Airport Highway became commercial property. From 1939 to 1949 Inca Metals owned the facility. From 1950 to 1952 Southern States Iron Roofing Inc. was located on the subject property. In 1960 Underwood Bakery had possession of the property. From 1965 to 1961 Builders Manufacturing owned the facility. From 1973 until 1966 the property was vacant. According to the Birmingham City Directories The Rug Shop has been at the subject location from 1974 to 1995 that is when Mr. Doyle Hain bought the property.

2.6 Current Uses of Adjoining Properties

AEE made a drive-by reconnaissance of those areas accessible by road or trails to determine the current uses of immediately adjacent properties. Current property usage adjacent to the site is summarized below.

North	Cat Rental Store
Northeast	Alabama Powder Blasting
East	Electrical & Mechanical
Southeast	BIRMINGHAM WATER WORKS BOARD (BWVB)
South	Vacant business
Southwest	Vacant business
West	Sherwin-Williams
Northwest	Fuller Supply

3.0 RECORDS REVIEW

3.1 States and Federal Regulatory Listing Review

Environmental Data Resources, Inc. (EDR) of Southport, Connecticut, conducted a listings review for the subject property. All applicable EDR information is included in **Appendix A**. The listings reviewed include:

National Priorities List (NPL) - Published by the U.S. Environmental Protection Agency (EPA), is a listing of uncontrolled or abandoned hazardous waste sites, which are targeted for possible long-term remedial action under the Superfund Act. This listing was reviewed from the site outwards for a one (1) mile radius. Last updated 2001.

Comprehensive Environmental Response, Compensation, and Liability Information System (CERCLIS) - Published by the U.S. EPA, is a compilation of known or suspected uncontrolled or abandoned hazardous waste sites which have been investigated or are currently under investigation by the EPA for the release or threatened release of hazardous substances. This listing was reviewed from the site outwards for a 0.50-mile radius. Last updated February 25, 2011.

CERCLIS-No Further Remedial Action Planned Sites (NFRAP) - Published by the EPA, is a listing of sites, which have been removed from the EPA's CERCLIS listing. This listing was reviewed from the site outwards for a 0.50-mile radius. Last updated February 25, 2011.

Corrective Action Reports (CORRACTS) – Database maintained by the U.S. EPA. This is a listing of RCRA facilities undergoing corrective action. This listing was reviewed from the site outwards for a one (1) mile radius. Last updated March 9, 2011.

Resource Conservation and Recovery Information System (RCRIS) - Published by the U.S. EPA, Is a listing of facilities that generate, transport and/or dispose of hazardous waste as identified by the Resource Conservation and Recovery Act. This listing was reviewed from the site outwards for a 0.125-mile radius. Last updated 2001.

Emergency Response Notification System (ERNS) - Published by the U.S. EPA, is a national computer data base system that is utilized to store information on the sudden and/or accidental release of hazardous substances, including petroleum, into the environment. This listing was reviewed from the site outwards for a 0.125-mile radius. Last updated 2001.

Biennial Reporting System (BRS) - List provided by the EPA. This listing collects data generation and management of hazardous waste from Large Quantity Generators (LQG) and Treatment, Storage and Disposal Facilities. Last updated 2001.

Superfund (CERCLA) Consent Decrees (CONSENT) – List provided by the EPA. This listing provides information on major legal settlements that establish responsibility and standards for cleanup at NPL sites. Last updated 2001.

Records of Decision (ROD) – List provided by the EPA. This listing provides ROD documents mandate remedy at an NPL site containing technical and health information to aid cleanup. Last updated 2001.

National Priority List Deletions (DELISTED NPL) – List provided by the EPA. This listing provides through the National Oil and Hazardous Substances Pollution Contingency Plan (NCP) establishes the criteria that the EPA uses to deleted site from the NPL. Last updated 2001.

Facility Index System/Facility Identification Initiative Program Summary Report (FINDS) – List provided by the EPA. This listing contains both facility information and ‘pointers’ to other sources that contain more detail. The following databases are included: Permit Compliance System (PCS), Aerometric Information Retrieval System (AIRS), Enforcement Docket used to manage and track information on civil judicial enforcement cases for all environmental statutes (DOCKET), Federal Underground Injection Control (FURS), Criminal Docket System used to track criminal enforcement actions for all environmental statutes (C-DOCKET), Federal Facilities Information System (FFIS), State Environmental Laws and Statutes (STATE), and PCB Activity Data System (PADS). Last updated 2001.

Hazardous Materials Information Reporting System (HMIRS) – List provided by the EPA. This listing contains hazardous material spill incidents reported to the DOT. Last updated 2001.

Material Licensing Tracking System (MILTS) – List provided by the Nuclear Regulatory Commission. This listing contains approximately 8,100 sites, which possess or use radioactive materials and which are subject to NRC licensing requirements. Last updated March 18, 2010.

Mines Master Index File (MINES) – List provided by the Department of Labor, Mine Safety and Health Administration. Last updated 2001.

Federal Superfund Liens (NPL LIENS) – List provided by the EPA. This listing provides information on liens filed against real property in order to recover remedial action expenditures or when the property owner receives notification of potential liability. Last updated 2001.

RCRA Administrative Action Tracking System (RAATS) – List provided by the EPA. This listing contains records based on enforcement actions issued under RCRA pertaining to major violators and includes administrative and civil actions brought by the EPA after September 30, 1995; data entry in the RAATS database was discontinued.

Toxic Chemical Release Inventory System (TRIS) – List provided by the EPA. TRIS identifies facilities, which release toxic chemicals to the air, water and land in reportable quantities under SARA Title III Section 313. Last updated 2001.

Toxic Substances Control Act (TSCA) – List provided by the EPA. This listing identifies manufacturers and importers of chemical substances included on the TSCA Chemical Inventory list. Last updated 2001.

FIFRA/TSCA Tracking System (FTTS) – FIFRA (Federal Insecticide Fungicide and Rodenticide Act) – List provided by the EPA. FTTS tracks administrative cases and pesticide

enforcement actions and compliance activities related to FIFRA, TSCA, and EPCRA (Emergency Planning and Community Right-to-Know-Act. Last updated 2001.

Hazardous Substance Cleanup Fund (SHWS) - List provided by the Alabama Department of Environmental Management. This listing contains state hazardous waste site records (the state's equivalent of CERCLIS). This listing was reviewed from the site outwards for a 0.50-mile radius. Last updated June 20, 2011.

Solid Waste Landfills (SWLF) – List provided by the Alabama Department of Environmental Management. This listing review includes recycling facilities, municipal solid waste landfills, permitted construction/demolition, and downgraded sanitary landfills, and inactive municipal solid waste landfills. These listings are reviewed from the site outwards for a 0.50-mile radius. Last updated 2001.

Leaking Underground Storage Tank (LUST) - Published by the Alabama Department of Environmental Management (ADEM), is a listing of underground storage tank facilities that have reported a release in the State of Alabama. This listing was reviewed from the site outward for a 0.50-mile radius. Last updated May 22, 2011.

Underground Storage Tank Report (UST) - Published by ADEM, is a listing of all registered underground storage tanks within the State of Alabama. This listing was reviewed from the site outward for a 0.25-mile radius. Last updated February 23, 2011.

Aboveground Storage Tank Report (AST) - Published by ADEM, is a listing of all registered aboveground storage tanks within the State of Alabama. This listing was reviewed from the site outward for a 0.25-mile radius. Last updated October 26, 2010.

There are forty-one listed facilities within the search radius established by ASTM guidance. Several sites in the EDR report were classified as mapped and are within the ASTM radius. These facilities are included in the EDR Radius Map in Appendix B.

3.2 Historical Research

Historical research was conducted to aid in determining the past use of the site. This research included reviews of reasonably ascertainable documentation obtained from the Jefferson County Tax Assessor's files, archived tax information, historical maps and aerial photographs. A Topographic map is included as **Figure 2**.

3.2.1 General Public Records

3.2.1.1 Current Tax Information

The building onsite is listed as one (1) story building, totaling 21,000 ft.² constructed in 1930.

The property is currently zoned M-1 and the current land use is listed as Commercial property. This property's sanitary sewer service is provided by Jefferson County.

3.2.1.2 Archived Tax Map Information

The Jefferson County tax map records were reviewed back to the year 1930. These records revealed the following information:

- The Jefferson County Tax Assessor's records indicate that the subject property is owned by Doyle Hain.
- The 1994 Real Estate (REDI) Atlas for Jefferson County, Alabama indicates that the subject property was owned by Shirley C. Ferrell and that the structure currently occupying the property was constructed in 1930.

3.2.1.3 Probate Records

- A warranty deed dated November 14, 1983 shows the transfer of the subject property from Ben Fredrick to Shirley C. Frederick (Deed 2418, Page 552).
- A warranty deed dated February 25, 1974 shows the transfer of the subject property from the Rug Shop to Ben and Shirley Frederick (Deed Book 1041, Page 700).
- A warranty deed dated September 7, 1973 shows the transfer of the subject property from Ben C. and Shirley Frederick to the Rug Shop (Deed Book 991, Page 194).
- A warranty deed dated in August 21, 1973 shows the transfer of the subject property from S. W. Jr. and Ingrid L. Smyer to Ben C. Frederick (Deed Book 991, Page 193).
- A warranty deed dated July 30, 1969 shows the transfer of the subject property from Atlantic and Southern Realty Inc. to S. W. Smyer (Deed Book 545, Page 760).
- A warranty deed stated that Inca Metals Products purchased the original lots (2-6) from individuals. Lot 2 from Bryce Kennedy on August 11, 1945. Lot 3 from Audy S. and Jeanette Miree on August 13, 1945. Lot 4 and 5 from Edward M. and Alice Quintane on August 11, 1941. Lot 6 from Elise Corenblum on June 14, 1945.

3.2.1.4 Aerial Photographs

- An aerial photograph dated 2006 shows the subject property as it appears today. The Mail Fast, Inc. building is visible on the property. Surrounding land use appears to be commercial.
- An aerial photograph dated 2005 shows the subject property as it appears today. Surrounding land use appears to be commercial.
- An aerial photograph dated 1997 shows the property as it appears today. Surrounding land use appears to be commercial.

- An aerial photograph dated 1992 shows the property as it appears today. Surrounding land use appears to be commercial.
- An aerial photograph dated 1988 shows the property as it appears today. Surrounding land use appears to be commercial.
- An aerial photograph dated 1981 shows the property as it appears today. Surrounding land use appears to be commercial.
- An aerial photograph dated 1977 shows the property as it appears today. Surrounding land use appears to be commercial.
- An aerial photograph dated 1970 shows the property as it appears today. Surrounding land use appears to be commercial.
- An aerial photograph dated 1967 shows the property as it appears today. Surrounding land use appears to be commercial.
- An aerial photograph dated 1956 shows the property as it appears today. Surrounding land use appears to be commercial.

3.2.1.5 Sanborn Fire Insurance Map

The Certified Sanborn Report is presented in Appendix D.

- A Sanborn Fire Insurance Map dated 1911 shows the property was vacant. The surrounding property is residential except for Barnett Lumber Co behind the subject property to the south.
- A Sanborn Fire Insurance Map dated 1929 shows the property was vacant. The surrounding property is residential except for Barnett Lumber Co and Avondale Lumber Co behind the subject property to the south.
- A Sanborn Fire Insurance Map dated 1950 shows the property to contain a Rug Store on the corner of 5th Avenue North (Messer Airport Hwy) and 4th Terrace North at 3621 Messer Airport Highway. The surrounding property is a combination of commercial and residential. Motor Freight Station is located behind the subject property to the south. Dunn Construction Company is located between 5th Court North and 35th Street North to the northwest of the subject property. A junkyard is located north of the subject property directly across the street. A filling station is located northeast of the subject property at 3628 Messer Airport Highway. A residential area is located to the east of the subject property.
- A Sanborn Fire Insurance Map dated 1969 shows the property to contain a Rug Store. The surrounding property is a combination of commercial and residential. A radiator repair shop is located northwest of the subject property. A junkyard is located north of the subject property directly across the street. An auto repair shop is located to the north

east of the subject property. A residential area is located to the east of the subject property.

3.2.1.6 City Directories

The Birmingham City Directories indicate that there was a Rug Shop before Mail Fast, Inc. from 1974 to 1995. In 1996 the City Directory showed that James L and Jimmy Robinson were the official owners. In 1991 Bessie P. Robinson was the owner. In 1986 Mack Coleman III owned the property. From 1973 to 1966, the property was vacant. From 1965 to 1961 Builders Manufacturing Co. owned the facility. In 1960 Underwood Bakery had possession of the property. From 1959 to 1953 Southern Dinettes Inc. owned the property. From 1950 to 1952 Southern States Iron Roofing Inc. was located on the subject property. From 1939 to 1949 Inca Metals owned the facility.

3.2.1.7 Fifty Year Chain-of-Title

A Fifty Year Chain-of-Title was not included in the Scope of Work for this Phase I ESA. AEE reviewed readily available warranty deeds for the property only as a method of identifying historical land usage. This summary is not intended to be used as a record of title.

3.2.2 Previous Environmental Information Review

The following environmental reports were reviewed for this property:

- Phase I Environmental Site Assessment, August 11, 1995, American Environmental Ecology, Inc., Birmingham, AL.
- Asbestos Survey, August 11, 1995, American Environmental Ecology, Inc., Birmingham, AL.

4.0 SITE RECONNAISSANCE

A representative of AEE conducted a ground reconnaissance of the subject property on September 21, 2011. During this reconnaissance, a thorough walkover of the site was accomplished using property boundaries as indicated on the Topographic Map (see **Figure 2**).

The subject property consists of a 21,000 ft² commercial building with asphalt-paved access from the north via Messer Airport Highway. Underground utilities include Water, communications, natural gas, electricity, storm sewer and a septic tank system.

4.1 Periphery Reconnaissance

AEE gained access to the property and the building with a key granted by Mr. Hain, the owner of the subject property.

The property is occupied by one (1) commercial distribution warehouse/office building composed of cinder block with a built up tar and gravel roof (see **Photograph No. 1**). It is constructed by metal beams and 2 x 4 drop in ceiling tiles (see **Photograph No. 8**). The office portion has carpet laid over concrete, the hallway portion has 9 x 9 vinyl floor tile, the warehouse area has a combination of concrete flooring and 9 x 9 floor tile (see **Photograph No. 11, 13, and 14**). The north side of the building facing Messer Airport Hwy consists of frosted glass in the warehouse area. The warehouse also includes an unused battery, compressor and printing machine (see **Photograph No. 12 and 14**). A distribution area with a concrete pad exists on the east side with a blocked sump pump (see **Photograph No. 3 and 4**).

4.2 Building Reconnaissance

View of office space on the interior is shown in **Photograph 8**. Interior work area of the warehouse is shown in **Photograph 11**. The locker room is shown in **Photograph 10**. View of the west side of the warehouse is shown in **Photograph 13**.

An old printing machine is shown in **Photograph 14**. View of the old compressor is in **Photograph 12**.

4.3 Interviews

Mr. Hain filled out an Owner's Questionnaire, the results are in **Appendix E**.

Mr. Jim Parker with the Alabama Department of Environmental Management (ADEM) stated that the five (5) monitoring wells located on the property of the Birmingham Water Works Board (BWVB) are from a gas leak that occurred on May 15, 1997. The property that was then known as The Rug Shop, experienced gas fumes that traveled back up the sewer line into the building. It was later traced back to the feeding stations for BWVB, which was across the south of the subject property.

Law Engineering from Atlanta, GA performed a free product removal service. BWVB received a "No Further Action Required" on June 13, 2007.

4.4 Stored Chemicals, Raw Materials and Hazardous Materials

There were no stored chemicals, raw materials or hazardous materials on the property.

4.5.Storage Tanks

4.5.1 Aboveground Storage Tanks (ASTs)

There were no ASTs observed on the property. According to Mr. Hain, there are no ASTs on the subject site.

4.5.2 Underground Storage Tanks (USTs)

There were no USTs observed on the property. According to Mr. Hain, there are no USTs on the subject site.

4.8 Asbestos Containing Materials

An Asbestos Survey was done on August 11, 1995 on the subject property. The 9 x 9 tile in the janitor's closet tested 1-3% for Chrysotile, the 2 x 4 ceiling tile and the 12 x 12 floor tile tested negative, and the 9 x 9 floor tile in the warehouse area tested 3% for Chrysotile. The floor tile in some areas, has been encapsulated. There are no recommendations from AEE at this time.

4.9 Radon

AEE reviewed the Alabama Map of Radon Zones produced by the EPA. The EPA's Map of Radon Zones assigns each of the 3,141 counties of the United States to one of three zones based on radon potential. These three zones are as follows:

- Zone 1 counties have predicted average indoor screening levels greater than 4 picoCuries per liter of Air (pCi/L).
- Zone 2 counties have predicted average screening levels between 2 and 4 pCi/L.
- Zone 3 counties have predicted average screening levels less than 2 pCi/L.

Jefferson County is classified as falling within a Zone 2 Radon Area. Sites located within Jefferson County have the highest radon potential with predicted average screening levels ranging from 2 to 4 pCi/L.

4.10 Wells

There were no apparent visual indications of wells observed during the site reconnaissance.

4.11 Landfills

Field reconnaissance of the site revealed no obvious visual surface signs of the hummocky topography, stained soil, or stressed vegetation indicative of past or present landfill activity.

4.12 Pits, Sumps, Drywells or Catch basins

According to Mr. Hain, there are no pits, sumps, dry wells or catch basins located on this site.

4.13 Drinking Water, Waste Water Streams and Utilities

Underground utilities include water, communications, electricity, storm drain lines and a sewer line system.

4.14 Underground Pipelines

The underground pipelines at the subject property include water and a waste water feed to the sanitary sewer system.

4.15 Wetlands

During AEE's site reconnaissance, topographical, vegetation and hydrological conditions conducive to the occurrence of wetlands were not readily apparent on this site.

5.0 CONCLUSIONS

AEE has performed a Phase I Environmental Site Assessment in conformance with the scope and limitations of ASTM Practice E 1527 of the site located at:

3261 Messer Airport Highway
Birmingham, Jefferson County, Alabama

Mr. Doyle Hain owns the 3261 Messer Airport Highway facility and is currently the only occupant of the property. The business is currently closed. Mr. Hain is auctioning off the property to the public and this Phase I ESA has been conducted as a baseline assessment for that purpose.

The findings of this assessment indicate that there are no recognized environmental concerns at this time.

6.0 OPINIONS/RECOMMENDATIONS

Based on the findings of this assessment no opinions/recommendations are presented for your review at this time.

7.0 CLOSING REMARKS/CERTIFICATION

This Phase I Environmental Site Assessment is presented for the exclusive use of Mail Fast Inc. The findings are based solely on the sources cited within. Both surface and subsurface environmental conditions may change due to land usage or off-site factors. The opinions and findings in this report reflect conditions apparent at the time the work was conducted.

This report is not for the use or benefit of, nor may it be relied upon by any other person or entity, for any purpose without the advance written consent of AEE. In expressing the opinions stated in this report, AEE has exercised the degree of skill and care ordinarily exercised by a reasonable prudent environmental professional in the same community and in the same time frame given the same or similar facts and circumstances. Documentation and data provided by the Client, designated representatives of the Client or other interested third parties, or from the public domain, and referred to in the preparation of this assessment, have been used and referenced with the understanding that AEE assumes no responsibility or liability for their accuracy.

The independent conclusions represent our professional judgment based on information and data available to us during the course of this assignment. Factual information regarding operations, conditions, and test data provided by the Client or their representative has been assumed to be correct and complete. The conclusions presented are based on the data provided, observations, and conditions that existed on the date of the onsite visit.

Documentation and data provided by the Client, designated representatives of the Client or other interested third parties, or from the public domain, and referred to in the preparation of this assessment, have been used and referenced with the understanding that AEE assumes no responsibility or liability for their accuracy.

We declare that, to the best of our professional knowledge and belief, we meet the definition of Environmental Professional as defined in § 312.10 of 40 CFR and we have the specific qualifications, training, and experience to assess a property of the nature, history and setting of the subject property. We have developed and performed the all appropriate inquires in conformance with the standards and practices set forth in 40 CFR Part 312.

References

American Society for Testing and Materials, Standard Practice for Environmental Site Assessments: ASTM Designation E 1527-05.

Environmental Data Resources – EDR, 440 Wheelers Farms Road, Milford, CT 06461

Environmental Protection Agency Map of Radon Zones (Document EPA-402-R-93-071).

Soil Survey of Jefferson County, Alabama. 1981 by Lawson D. Spivey, Jr.; USDA Soil Conservation Service.

Water Resources Investigations Report 88-4083 “Geohydrology and Susceptibility of Major Aquifers to Surface Contamination in Alabama; Area 4”. U.S. Geological Survey

FIGURES

APPENDIX A
PHOTOGRAPHS

APPENDIX B

EDR INFORMATION

RADIUS MAP

APPENDIX C

EDR AERIAL PHOTOGRAPHS

APPENDIX D

EDR SANBORN MAP REPORT

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OWNER QUESTIONNAIRE

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CITY DIRECTORIES