

In 2006 Ralph and I bought the Cajun Stop motel . Armed with 2 kids, determination and a vision, we began our Tennessee adventure. We opened the doors to The Way Inn with a commitment to excellent customer service and to build a reputation for friendliness, cleanliness, and affordability. As a family we had traveled extensively and felt we knew what families needed most on vacation. We also began to gain the trust and business of our neighbors in the Piney community. Soon they were our regular customers calling for our "Daily Special" in the grill, and coming in to thank us for the improvements our opening The Way INN made in the local area.

Before long we had a small following of loyal local residents as well as return out of town guests to the motel. Thus began our testimonial page on our website as cards, letters, and e-mails came in. People came to know that they could count on us for good food, a clean, affordable room, and any supplies they might need for their visit to Fall Creek Falls State Park. The only thing lacking to make their stay convenient was providing fuel; so in 2008 we added gasoline to our growing business.

Besides the park being a great draw for tourists and local residents, the staff at the park has provided a steady source of income for our business. In 2007 the park director and his staff visited our grill, and walked our rooms. For the first time they could confidently recommend this location to tourists when the Fall Creek Inn was full. This did a lot to solidify our business.

While it is impossible to relate in words all the effort a family spends in making such an endeavor a success, I will try to share some of the areas we see potential for growth and the improvements we've made that have had an impact on the value of this property and business. This is a turn-key operation, and if desired, we could provide training and/ or staff to make the transition easier.

PROPERTY HIGHLIGHTS

18 motel rooms/ 80 person full occupancy (new carpet, furniture, bedding, 16 new heat/AC units)

Furnished manager's apartment

Fully stocked linen closets/ maid's laundry facilities

Satellite TV

Wireless Internet for the rooms, store, and grill

Maintained web-site

Campfire Rings, Picnic Tables, and Grills

Fenced in Playground

Walk area for Pets

Fully stocked Convenience Store

7 years profit/loss statements

Accredited Tax Returns

Fully stocked Grill with regular breakfast and lunch following

Security cameras with remote viewing

Nearby Attractions: Fall Creek Falls, Cumberland Caverns, Rock Island, Burgess Falls, Chattanooga

New Underground tanks, and monitoring system

Regular Gas, Premium, Diesel, and Off Road Diesel

All permits up-to-date. ON/OFF Premise beer permit

100 score motel and 100 score grill/store from health Dept. and Dept. of Agriculture

Advance reservations provided as well as referrals from Fall Creek Falls Inn Reservation Desk

Closest store to the Main Entrance to Fall Creek Falls

AREAS FOR GROWTH

1800 sq. ft. building could be leased, operated as a restaurant, Laundromat, or community center.

There is approximately 1 acre available with road access that could be developed for storage
Unit rentals, or for RV/campsite rentals.

An area we see promise in is in group activities such as: family reunions

Church groups

Girl Scouts / Boy Scouts

Construction Crews

We have never operated 24 hrs, but during the peak season this would definitely increase
revenue considerably. Also, expanding the grill and cooking hours would be profitable.