

# ADVANCE FINANCIAL



4427 & 4417 Rhea County Highway  
Dayton, TN 37321



Offer Price (7.25% Cap)  
**\$1,187,592**



- ✓ New Construction in 2018
- ✓ Long-term (11-year) Lease
- ✓ Corporate Guaranty
- ✓ 2% Annual Bumps
- ✓ Stable, High Growth Tenant



Beth Moretz, CFO  
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