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August 20, 2025

OF COUNSEL:
LISA LITTLETON HOLLEY

JAMK Investments LLC
d/b/a Katie's Ice Cream
Attn: Mr. Thomas Costa
106 Church Street
Dickson, Tennessee 37055

Re: Use of Parking Lot for Entrance/Exit to Walkway

Dear Mr. Costa:

This letter is written as a follow-up to our July 2, 2025 letter (a copy of which is attached) in which a license agreement was offered to you at no cost. Your initial response on July 10, 2025 was to request until August 10, 2025 to respond.

No additional response has been received to our client's generous offer to you. Rather, your last communication on July 10, 2025 suggested that you may have acquired rights to the use through adverse possession.

Given the lack of a further response from you, and the apparent adversarial nature of your initial response in which you suggest that you have acquired rights as a squatter, the offer of a license agreement is withdrawn.

Please remove your railing from the parking lot not later than Friday, September 5, 2025, and discontinue your use of the walkway to and from the parking lot. Our client intends to erect a fence along the property line in the location of the walkway in the coming days.

Sincerely,

REYNOLDS, POTTER, RAGAN & VANDIVORT, PLC

BRIAN RAGAN

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