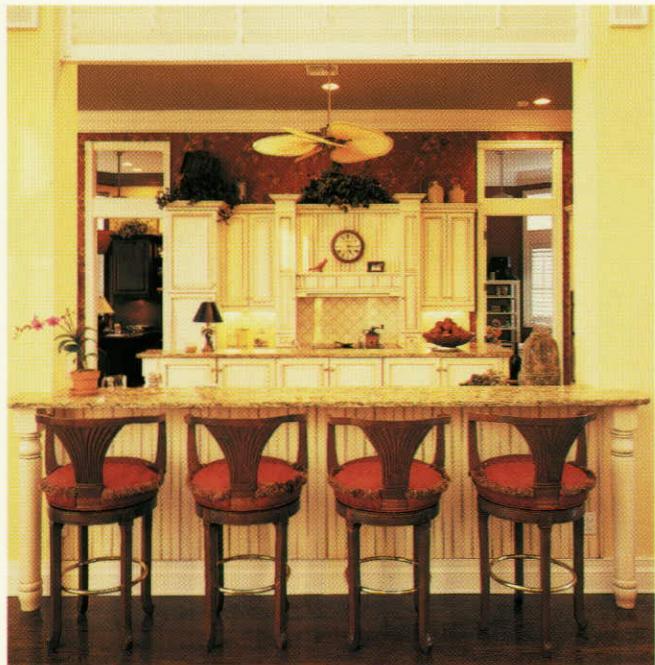




I M P E R I A L H O M E S



C O L L I E R ' S R E S E R V E



I M P E R I A L H O M E S



C O L L I E R ' S R E S E R V E



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