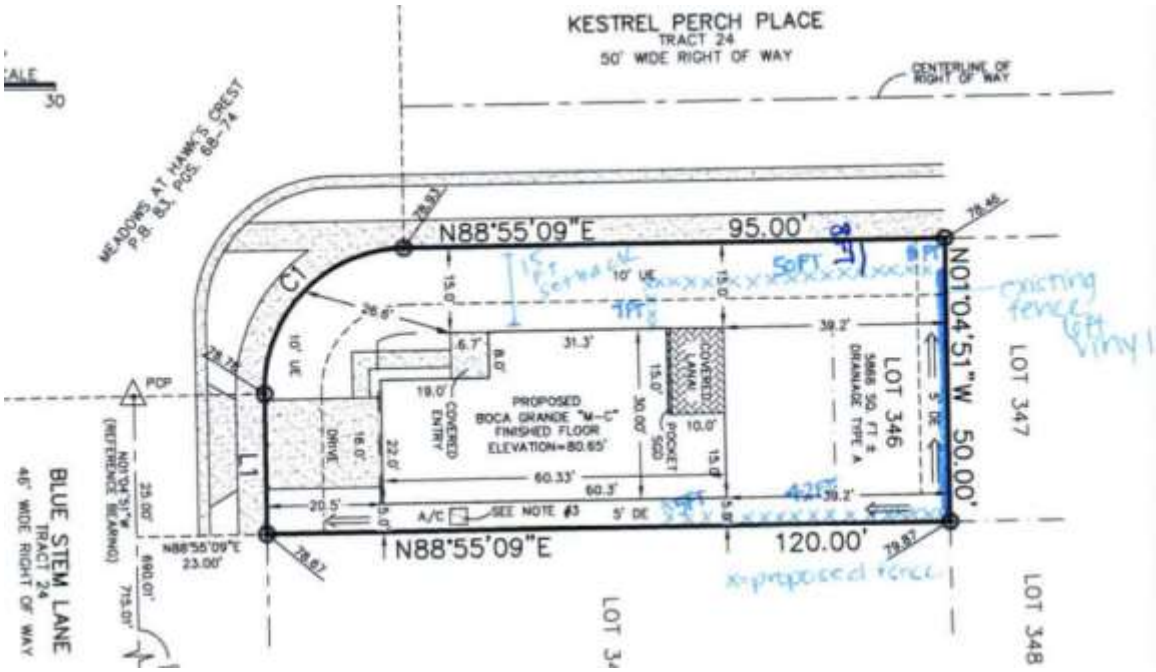BLUE STEM LANE (1301)
VARIANCES