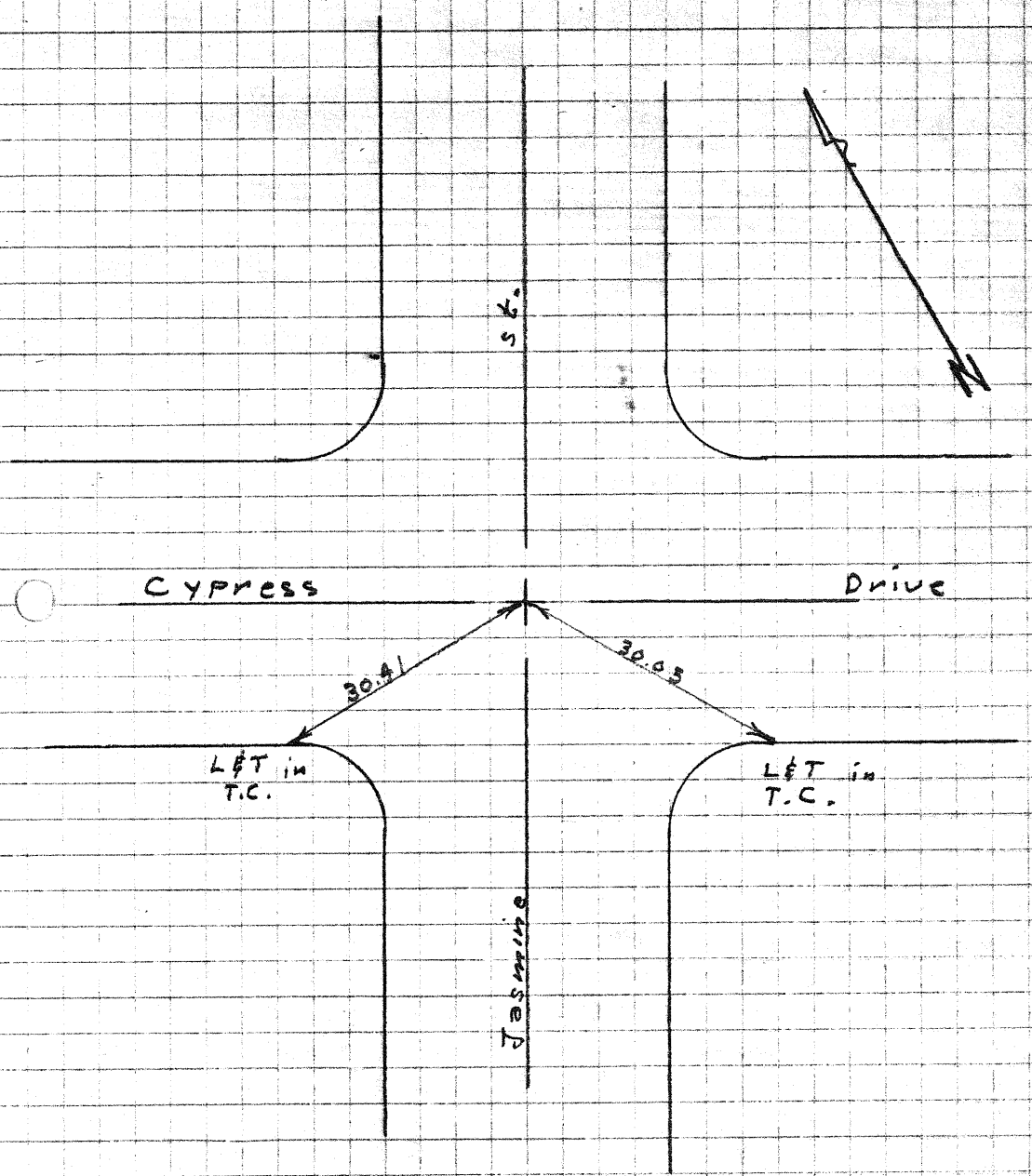℄ TIES - CYPRESS DRIVE & JASMINE ST.