Name of Claimant ONIZAKI, Sekimatsu Case 967

Custodian File 9332

REAL PROPERTY											
Greater Vancouver		Rural (except V.L.A.)			V.L.A. (except Mission Village)			V.L.A. Mission Village			Total
Sale Price	5% thereof & 12.50	Sale Price	10% thereof	Charges 12.50 & Comm.	Sale Price	Total Award 80% of all Sale Prices		Sale Price	Total Award 125% of all Sale Prices:		
						% of Total	Amount		% of Total	Amount	
					322.00		274.29				274.29

PERSONAL PROPERTY								
Motor Vehicles		Boats and Boat Gear						
Sale Price	25% thereof	Sale Price	Nelson Bros. 23.5% of Sale Price	Other Sales 28.5% of Sale Price	Equipment charges paid to purchasers in error. Repay to owners	Amount of Claims for Boat Gear Declared & Not Found & Recorded Now Missing	45% of amount in next preceding column	

NETS						
Total award for Nets plus Sale Price	Total Claim for Nets Sold, Declared Not Found and Recorded Now Missing	Percentage Total Award to Total Claim	Claim for Nets Sold Declared Not Found, & Recorded Now Missing	Apply % ratio to Claim	Deduct Custodian Sale Price	

MISCELLANEOUS CHATTELS								
Claim for goods Sold By Auction	Sale Price of Goods Sold By Auction	Rebates of charges 30% of Sale Price	Ratio in % of Sale Price to Claim	Claim for goods Declared Not Found, Recorded Now Missing, & Sold Not Paid	Application of % ratio to amount in next preceding column	Sale Price of goods Sold by Tender	12% of Sale Price	
80.00	23.45	7.03	29.31	20.00	5.86			12.89

TOTAL RECOMMENDATION	287.18

1540

CASE NO: 967.

JAPANESE PROPERTY CLAIMS COMMISSION

Fort William, Ontario,
April 22nd, 1948.

IN THE MATTER OF THE CLAIM OF
SEKIMATSU ONIZAKI.

PROCEEDINGS AT HEARING.

Original.

CASE NO: 967.

IN THE MATTER OF THE "INQUIRIES ACT"

PART 1, REVISED STATUTES OF CANADA 1927, CHAPTER 99.

JAPANESE PROPERTY CLAIMS COMMISSION

B E FO R E

(THE HONOURABLE MR. JUSTICE H.I. BIRD, COMMISSIONER).

Fort William, Ontario,

April 22nd, 1948.

IN THE MATTER OF THE CLAIM OF

SEKIMATSU ONIZAKI.

PROCEEDINGS AT HEARING.

APPEARANCES:

J.W.G. HUNTER, Esq.,	appearing for the Dominion Government.
S.M. CHERNIACK, Esq.,	appearing for the Claimant.

A. WATSON, Esq.,	Secretary.
D.J. HANDFORD, Esq.,	Official Interpreter.
T.P. HORROBIN, Esq.,	Official Reporter.

MR. CHERNIACK: I ask leave to amend, my lord. The real property total value is $1500.00, sir, the gross sale price was $322.00, and the net loss is $1178.00. As to the chattels, my lord, the value is $100.00, the sale price is $23.45, and the loss is $76.55.

SEKIMATSU ONIZAKI, the claimant herein, being first duly sworn, testified through the Interpreter as follows:

DIRECT EXAMINATION BY MR. CHERNIACK:

Q Mr. Onizaki, I show you a typewritten statement. Was this prepared in accordance with your instructions -- two statements? A: Yes.

Q Are these your signatures? A: Yes.

Q Do you swear the contents to be true to the best of your knowledge and recollection?

A Yes.

MR. CHERNIACK: My lord, I file the real estate statement as Exhibit 1, and on behalf of my learned friend I will file the S.S.B. appraisal as Exhibit 2.

(STATEMENT MARKED EXHIBIT NO. 1).

(S.S.B. APPRAISAL MARKED EXHIBIT NO. 2).

MR. CHERNIACK: Your Lordship will find in Exhibit 1 the statement that the claimant purchased the property in 1930 from Y. Muraki for $270.00 at which time it was allbush. The property consisted of five acres. The claimant states he cleared four acres and he sets out the crop consisting of one acre. In that connection I would like to bring your Lordship's attention to Exhibit 2 wherein the

appraiser states that only three acres were cleared as compared to the statement in Exhibit 1 that four acres had been cleared. He constructed about 400 feet of ditching, no covers, and planted about ten fruit trees. The appraiser in Exhibit 2, my lord, estimates the reclamation cost at $150.00 per acre. In Exhibit 1, my lord, the claimant sets out the buildings, their description, the dates when they were built and the estimated cost of same. The appraiser in Exhibit 2 shows his valuation at $420.00 and then writes it down to $175.00 for the purposes of adding to the value of the land. His total value of the farm is shown at $328.00, and the district superintendent, Mr. Barnet, gives his opinion at $400.00. The appraiser in Exhibit 2 points out that this property is one mile from Mission on a good main road. The comment of the claimant in Exhibit 1, my lord, is that the tillage was good while he was there. The buildings described as poor were quite serviceable for the purposes used. He sets out that the soil is good for berry growing and the holding is suitable for a small fruit and poultry farm and shows as the estimate of value at the date of sale, $1500.00. I file as Exhibit 3, my lord, the personal chattel statement of the claimant.

(STATEMENT MARKED EXHIBIT NO. 3).

MR. CHERNIACK: In this case, my lord, the Custodian's file gave us no information whatsoever, that is in regard to the chattels. There is reference to an

inventory, but apparently no inventory was found.

MR. HUNTER: There is one here if you would like to see it.

MR. CHERNIACK: You have it? Is it on the file given to us.

MR. HUNTER: It may not have been. It may have been in this envelope.

MR. CHERNIACK: Our difficulty in this connection, my lord, was that after six years, it is rather difficult for a man to be able to itemize each and every article which he had and since we didn't have the inventory we were unable to enlarge or fully describe the items which the claimant had left on the property. The analysis sheet, which my learned friend may file if he likes, gives us no information except the prices of the individual items -- no, the total items were sold, that is miscellaneous household goods sold for $10.00, and we were in the position in this matter of being unable to fully set out the particulars. In any event, the amount in this case was small and the claimant has only estimated in round figures the values for the types of articles that is $20.00 for his carpenters' tools, $35.00 for the household articles, and here he was relying entirely on his own memory, without any assistance from the Custodian's file. He has given the information on two items, my lord, as you will note on Exhibit 3.

THE COMMISSIONER: Yes, I see.

MR. HUNTER: It is submitted, my lord, that the real

property was sold for its fair market value. It is submitted that the personal property was sold for its fair market value.

CROSS-EXAMINATION BY MR. HUNTER:

Q Witness, is this your signature on this J.P. form?

A Yes.

Q Is the information given in this form information which you gave to the person who drew up the form?

A Yes.

MR. HUNTER: Under the statement of personal property owned in this J.P. form, dated the 15th of May, 1942, it says, "Carpenter tools, farm implements, little household furniture in my house at R.R. No. 1, Mission, B.C." I would tender that as Exhibit 4.

(STATEMENT MARKED EXHIBIT NO. 4).

MR. HUNTER: Despite the sad lament of my learned friend on behalf of his client, I would like to congratulate his client; he seems to have remembered everything on the inventory, my lord. I would tender the inventory dated the 2nd of November, 1942, as Exhibit 5.

(INVENTORY MARKED EXHIBIT NO. 5).

MR. HUNTER: I don't feel that the analysis contributes anything, unless my learned friend wants it filed.

MR. CHERNIACK: It is of no use whatsoever.

MR. HUNTER: If your Lordship will refer to Exhibit 5, I think it will be seen that all the items there which were crossed out and which were sold appear to cover anything that was worthwhile. The rest of

the things seem to be stated as "old" of obviously of little or no value.

THE COMMISSIONER: You are not able to produce the auction sheets in this instance?

MR. HUNTER: Yes, my lord, I have them here.

THE COMMISSIONER: It might be helpful to have them. It does give some idea of whether reasonable prices were realized or not.

MR. HUNTER: First of all I will file a certificate of W. Anderson, dated December 13th, 1944, showing what was missing from the original inventory at the time of sale, namely, 2 and 10 gallon crock, 2 picture frames, and a plane; and left as being of no value, a cook stove, heater, scythe, and digger. The tenant gave us the following explanation, "Could not remember seeing the missing articles, however of little value." The next is the auction sheet showing the items sold on December 13th, 1944, at Mission City.

(REPORT MARKED EXHIBIT NO. 5).

(SUMMARY MARKED EXHIBIT NO. 6).

THECOMMISSIONER: It would be satisfactory to put them both in together?

MR. HUNTER: Very good, my lord. I don't think that I can contribute anything useful as far as the individual items are concerned as he has grouped them and given a blanket valuation.

THE COMMISSIONER: With the auction sheets I think I can get asmuch information as is possible to glean from what I have here. Any re-examination,

Mr. Cherniack?

MR. CHERNIACK: No, my lord.

THE COMMISSIONER: That is all, thank you.

(Witness aside)

MR. CHERNIACK: My lord, may I just interject at this time to say that possibly my manner of presenting my claim is such that it is assumed to be a sad lament. It isn't meant as such, and in this case I have nothing to worry about.

THE COMMISSIONER: You are not unduly sensitive, are you, Mr. Cherniack?

MR. CHERNIACK: No, that is what I want to say. I want to point out it is not meant so much in this case but as a general criticism of the files I have received in Fort William.

THE COMMISSIONER: I would not worry about that, Mr. Cherniack.

MR. CHERNIACK: That is not what I am getting at, my lord. The fileshave been incomplete, much more so than in Winnipeg, and while nothing can be done about it now, I feel there will be a great many more files made up by the Custodian and I want to register a complaint with your Lordship and see if the Custodian can supply more information. I did it before and it didn't have the effect that I hope what I have to say now will have.

THE COMMISSIONER: Does that register just as effectively as the previous comment did, Mr. Hunter?

MR. HUNTER: My lord, if my learned friend would like the master file, it is available at any time, and

he can read the whole thing.

MR. CHERNIACK: If that is an invitation for the future, I will accept it. I will take a chance on it.

(PROCEEDINGS ADJOURNED SINE DIE)

I hereby certify the foregoing to be a true and accurate transcript of the proceedings herein.

J. P. Horrobin

"T.P. HORROBIN"
Official Reporter.

Case 967

NOV 28 1947

IN THE MATTER OF a Commission to Investigate Claims of Japanese Canadians for Property Losses.

TO: The Commissioner,
Office of the Custodian,
Royal Bank Bldg.,
Vancouver, B.C.

ACKNOWLEDGED

933 v

Pursuant to the notice issued on the 26th day of September, 1947, I submit the following claim:

(1) NAME Onizaki Sekimatsu (RCMP) Reg. No. 13400
(Print) Surname Given Name

(2) Pre-Evacuation Address Mission City, B.C.

(3) Present Address 811 Simpson Street, Fort William, Ontario

(4) REAL ESTATE

(a) Street Address (if any) Mission City B.C.
City or Municipality, Province

(b) Legal description (lot number, block number, section number, etc.)
Lot No. "A" of Lot 6 - S. W. ¼ of Section 27, TP 17

(c) Type of Real Property (cross out words which do not apply):

(i) Farm
(ii) ~~Residence~~ Type of business
(iii) ~~Business~~
(iv) ~~Any other type of property (describe)~~

(d) What was your interest in the property (e.g., sole owner, life tenant, joint tenant, owner of one half or one third interest, leasehold, etc.) Sole owner

(e) Fair market value at date of sale (estimate this to the best of your ability):

(i) Land - - - - - - - - - - - - - - - - $
(ii) Buildings - - - - - - - - - - - - - - $
(iii) If business, put value on business as going concern (including land and buildings, tenancies, chattels, fixtures, stock-in-trade, goodwill and accounts receivable) - - - - - - - - - - - - - - - - $
(iv) Total value (if you cannot give separate values for lands and buildings just fill in total value) - $ ~~1700.00~~ 1500-
(v) Amount at which Custodian sold property and credited your account - - $ ~~338.64~~ 322-
(f) Loss (This figure is arrived at by deducting item (v) from item (iv) - - - $ ~~1361.36~~ 1178-

(5) PERSONAL PROPERTY

(a) Place or places at which property was left by the claimant at date of evacuation
Above property Stave Lake Road - Mission City

(b) Type of premises in which property left (e.g., house, warehouse, garage, shed, church basement, etc.)
In the house

(c) How stored or packed at time of evacuation Locked

(over)

(d) In whose care was property left at date of evacuation by the claimant. (This question refers to the terms of reference which exclude claims where the property was lost, destroyed or stolen while under the custody, control or management of any person other than the Custodian appointed by the owner of the property. It involves some definite arrangement whereby you appointed someone to take care of the property and such person accepted the responsibility of so doing. Unless such an arrangement was made the question should be answered "in no one's care")

Left key with neighbor

(e) Itemized description of personal property which is the subject of the claim:

1.		Estimated Value $
2.	Three Cross Cut Saws	Estimated Value $ 48.00
3.	one Scale	Estimated Value $ 17.00
4.	Peevees, Bars, Carpenter Tools, etc.	Estimated Value $ 35.00
5.	Miscellaneous household goods	Estimated Value $100.00
6.		Estimated Value $190.00
7.	~~Received from Custodian~~	Estimated ~~Value~~ $ 18.36
8.		Estimated Value $
9.		Estimated Value $
10.		Estimated Value $

allowed

100 — 23 45. 76.55.

TOTAL CLAIM FOR PROPERTY LOSS $171.64

N.B.—If you cannot list all the items here prepare a separate list with values set out opposite each item and attach it to the form. The item "personal property" includes shares, bonds, mortgages, loans, notes and all other forms of property not included in real estate.

(f) Total claim including real and personal property (this figure can be arrived at by adding items 4(f) and 5(e) - $1533.00

(6) (a) Place at which claimant prefers to be heard. (Vancouver, Kamloops, Nelson, Lethbridge, Moose Jaw, Winnipeg, Toronto or Montreal.)

Winnipeg (but prefer Fort William)

(b) Do you require the services of an interpreter at the hearing? Yes or no Yes

N.B.—This Declaration must be sworn before a Commissioner, Notary Public or other person entitled to take declarations. All lawyers are qualified to do so.

DOMINION OF CANADA)
Province of Ontario)
TO WIT:)

I, Sekimatsu Onizaki of the City
of Fort William in the Ontario

DO SOLEMNLY DECLARE THAT:

The information set out in the form above is true and correct to the best of my knowledge, information and belief and I make this solemn declaration conscientiously believing it to be true, and knowing that it is of the same force and effect as if made under oath, and by virtue of 'The Canada Evidence Act".

DECLARED before me at the City)
of Fort William)
in the Province of Ontario)
this 22 day of November)
A.D. 1947.) A Commissioner &c.

S. Onizaki

N.B. — THIS FORM FULLY COMPLETED AND SWORN BEFORE A COMMISSIONER SHOULD BE MAILED BY REGISTERED MAIL TO THE COMMISSIONER, c/o THE OFFICE OF THE CUSTODIAN, ROYAL BANK BLDG., VANCOUVER, B.C., BEFORE NOVEMBER 30th, 1947. IF YOU CANNOT MAIL IT BEFORE THIS DATE SET OUT BELOW REASONS FOR THE DELAY.

S. ONIZAKI
(Claimant's Name)

REAL ESTATE
(Farm Land)

13400
Reg. No.

LAND	Acres	Date of Purchase	From Whom	Cost Price	Cleared Uncleared or cultivated at date of Purchase	Improvements at date of Purchase	Estimated value at Date of Sale
Uncleared - 1 acre Cultivated not planted - 3 acres Cultivated and ~~not~~ in crop List Crops I had about 1/2 acre in strawberries and 1/2 acre in rhubarb	5 acres	October 30, 1930.	Y. Muraki	$270.00	All bush	None	Land & Improvements $1500.00

Total 1 acre

EXHIBIT No. 967-1
DATE 7 apl 1948
FILED BY Ross Cheniack

IMPROVEMENTS SINCE PURCHASE OTHER THAN BUILDINGS (e.g. cultivation, plants, trees or special equipment)

Description	When Made	Cost
Cleared about 4 acres from purchase until about 1939 - own labour.		
Constructed about 400' of ditching (no covers) - from purchase till about 1939 - own labour.		
Planted about 10 fruit trees - 3 to 7 years old at time of evacuation - cost approximately $15.00.		

BUILDINGS

Type	Size	Finish	Date Built	Cost Material	Paid for Labour	Value of Own Labour	Allowance for Depreciation	Estimated Cost Value
House - 1story 3 rooms	18 x 18	Frame - concrete foundation -shingle roof - conrete 8' cellar -dirt floor - V joint-inside-fir floors.	From 1938 to 1941		Hired and own - bought materials - cost about			$500.00
Rhubarb House	14 x 40	Frame - wood foundation - shake shingle	From 1935-36 - hired and own labour and bought materials cost $340.00 - labour in addition - estimated cost in all					700.00
Lean-to	10 x 40	Frame - wood foundation						
Picker's house	10 x 20	Frame - wood foundation - shake roof - 1931 - own labour - bought materials - approximate cost						50.00
Packing shed	8 x 10	Frame - wpod foundation - shake roof - 1931 - own labour - bought materials - approximate cost						25.00
Bath house	8 x 16	Frame - wood foundation - shingle roof	1931 - own labour and bought materials					50.00

Comments re Appraiser's report not covered by above information: The tillage was good while I was there. The buildings described as poor were quite serviceable for the purposes used.

COMMENT: I made a 1 year lease with my next door neighbour that hecould have three-quarters of the 1942 crop proceeds from the 1 acre in crop, in return for looking after my land and paying 1942 taxes. This land is well located about 1 mile from Mission. The soil is good for berry growing and the holding is suitable for a small fruit and poultry farm.
I believe that the sale at $322.00 was much below a fair market value and consider that this property would be worth at least $1500.00 when sold by the Custodian to the Director under the Veterans Land Act.

S. Onizaki

Signature

BC 272 P
BC 2088 B

BC/272-P
BC/2088-B

S.S. Form No. 43
(Sheet 1)

Farm Appraisal Report

File No. JL-113

Land Description Lot "A" of Lot 6, Sec. 27, Tp. 17, Map 2110, N.W.D. Save & excepting only North 5 acs. as shown in red in R.O. Sketch 5512.

Containing 5 Acres

Owner's Name ONIZAKI, Sekimatsu Post Office Address Mission.

Nearest Rail Point Mission Distance 1 mile

Market Town " Distance 1 "

Church (give denomination) All denominations - Mission Distance 1 "

Nearest School Mission Distance 1 "

State how property was identified: Map and tenant.

Roads: State whether property has access to main road, the kind of road and its condition.

On good main road.

Is this district a good one? Only when berry prices are good.

Employment opportunity Seasonal berry work. Limited steady employment at logging and mills 8 miles away.

Predominating Nationality and religion: Protestant, British. Scattering of Jap holdings.

Describe Fencing and its condition: Only decent fence is neighbors to south. Value $

Water supply: Well and everflowing creek. Value $

BUILDINGS ON FARM

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE	18x18x11	Frame	8' eave	Shgl.	4	Concrete	Fair	150.00
(Conc. basement under; 8' wall, used as living quarters; dirt floor (dug in bank)								
Forcing hse.	14 x 40x18	Frame	12' eave	Shke.	6	Wood	Fair	)
BARN Lean-to	10 x 40x9	"	6' "	Shgl.	5	"	"	) 250.00
(Runs north and south and therefore not convertible)								
BARN Pickers Hse.	10 x 20x9	Frame	7' eave	Shake	old	Wood	Poor	15.00
GRANARY	Dimension stuff out of woods.							
Packing Shed	8 x 10x7	Frame	8' post	Shake	"	"	"	5.00
Bath House	8 x 16x8	"	6' "	Shgl.	"	"	"	nil
	x							
	x							

Light available.

Total present day value $ 420.00

Total Value Buildings add to farm $ 175.00

Is dwelling habitable without repairs? No. If not what is your approximate estimate of cost to make it habitable? Poor upstairs and wants finishing up and down - cost about $100.00.

Forcing house good only for salvage unless used for rhubarb. $

Describe the basement and chimneys: Metal

No. rooms downstairs? 2 Upstairs? 1 How finished Conc. wall down, studs up.

Are buildings painted? No. Condition of paint

Distance from nearest bush About 90'

EXHIBIT No. 967-2
DATE 22 Apr 1948
FILED BY

Note: Particular care must be taken when examining and reporting on foundations, sills and roofs.

BC/272-P
BC/2088-B (2)

Cultivated Land

ACRES	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB-SOIL	KIND AND QUALITY OF CROP	VALUE PER ACRE	TOTAL
2.16	Rolling	6"lt.loam	Lt.sdy.clay	Rhubarb in some, poor.	50.	108.00

Area which can be cultivated without cost other than for breaking.

LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB-SOIL		VALUE PER ACRE

Area which can be cultivated after a reasonable amount of clearing timber, stones, drainage, etc.

	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB-SOIL	NATURE OF RECLAMATION NECESSARY	RECLAMATION COST PER ACRE	VALUE PER ACRE	
2	Bush & stumps	6" L.L.	Lt.clay	Clear, fairly level.	150.00	20.00	40.00

Area Unsuitable for Cultivation.

	CHARACTER OF LAND E. G. HILLY, SWAMPY, ROCKY.	NATURE OF TIMBER IF ANY AND WHETHER MARKETABLE	VALUE OF LAND PER ACRE
.34	Gully, steep sides.	No wood or timber	nil

150
172
322

Total value of Land $ 148.00

Total added by buildings to value of farm $ 175.00

Total fruit trees add to value of farm (for use in orchard districts only) $ 5.00

Total value of farm $ 328.00

Describe condition of farm commenting on tillage, length of time unoccupied or partly occupied:

Continuously occupied. Rented on shares now but owner still around. Poorly tilled, but probably not badly run down.

State most suitable type of agriculture for farm bearing in mind the district's limitations, if any.

Poultry and small fruit and outside work.

Noxious weeds:

Some couch.

Give approximate detail and amount of all annual taxes and names of Taxing Authorities: Mission - $10.79.

Date: May 21st, 1942.
Place: Chilliwack, B.C.

I certify that the above report is based on a personal examination of the whole farm made on the 18th day of May 1942.

Inspector's Signature "R.L. RAMSAY"

Note: (Use Form 43 (Sheet 2) in connection with this form.)

S.S. Form No. 43
(Sheet 2)

Farm Appraisal Report

JL-113 - ONIZAKI, S.

Remarks:

Place well located on a main road.
Soil is on the light side but probably not run down yet as culture is below average and weeds etc. go back . There is an old overgrown patch of straws and just over ½ ac. rhubarb. No other crops. Tenant is sowing spuds on some cultivated land.
Buildings are poor type except rhubarb house which unfortunately is placed running north and south and so not convertible for hens.
The place is too small for anything like a self contained farm.

(FOR ORCHARD LANDS ONLY)

REMARKS: re general lie of land, fertility of soil, irrigation, drainage or dyking and reclamation.

ANNUAL COST OF IRRIGATION, DYKING AND DRAINAGE.

ORCHARDS, SMALL FRUITS, ETC. (Give number, age, variety and condition of all tree fruits, condition and area of each kind of small fruits.)

	Present Value
3-7 yr. old cherries, 2 pears and 1 plum-5 yrs.	$ 5.00
	$
	$
	$
	$
	$
	$
	$
	$
Total	$

Amount fruit trees add to value of farm $ 5.00

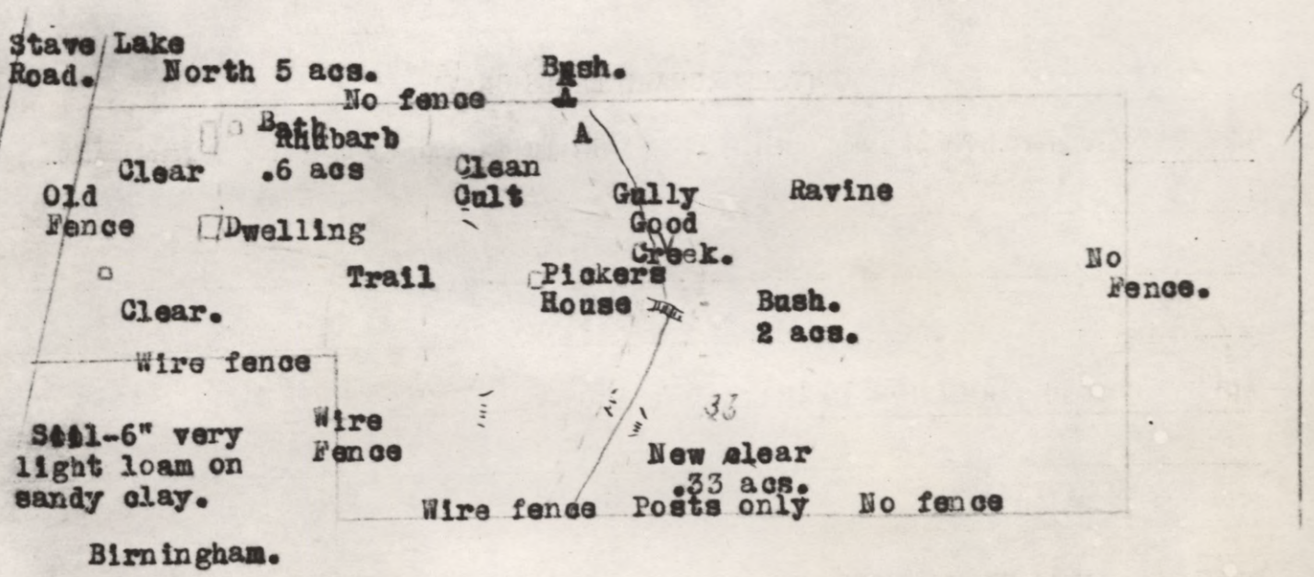
Diagram of Property

Roll #8/7

Sekimatsu ONIZAKI

Lot A of Lot 6, of SW½, Sec 27, Tp.17, Map 2110, N.W.D.

Except only North 5 acs, Red on sketch 5512.



Following careful review of this appraisal report, it is my opinion that the present value is $ 400.00

Date 22nd May 19 42.

"I.T. Barnet"

District Superintendent.

S. ONIZAKI
(Claimant's Name)

PERSONAL CHATTELS

13400
Reg. No.

Description of Major Items (and particularly of goods lost, stolen or destroyed)	Approximate Date Purchase	New or Used When Purchased	Price Paid	Condition when Evacuated	Estimated value at Date of Evacuation	SALE PRICE
3 crosscut saws - two 7' and one 8'	all about 10 yrs. old	New	@ $16.00 each approximate about $48.00	Good	$30.00	.50
1 scale - 2' flat square	1941	New	$17.00	Like new	15.00	5.00
Carpenters tools - 1 hammer, 2 peaveys, 1 sledge, 1 wedge, 1 hand saw, 2 saw boards and others	time to time	New	35.00	Good	20.00	7.95
Household articles consisting of barrel heater, 1 kitchen stove, 2 heaters, trunk, mail box, pots and pans, 2 crocks, etc.	time to time	New	100.00	Fair	35.00	10.00
					$ 100.00	23.45
					23.45	
				Loss	76.55	

Description of Storage of Goods: The goods were left in my farm house and I so stated in my J.P. form.

General Statement as to Chattels not Described above: None being claimed.

EXHIBIT No. 967-3
DATE 22 apl 1948
FILED BY Sm. Chemiach

Additional Comments, if any: I have allowed for depreciation.

S. Onizaki
Signature

FORM "JP"

FILE No. 967 - 4

FRASER VALLEY

MISSION

OFFICE OF THE CUSTODIAN

EXHIBIT No. 22 April 1948

DATE

FILED BY J.W.G.Hunter

JAPANESE SECTION

To be completed by persons of the Japanese race having property in any protected area. The proper administration of this property requires such persons to give full particulars as requested in this form.

PERSONAL INFORMATION

NAME: ONISAKA, Sekimatsu

HOME ADDRESS: R.R. No.1, Mission, B. C.

REGISTRATION NUMBER 13400 SEX: Male AGE: 72

OCCUPATION: Farmer

(If any business or businesses carried on, state where, under what name and whether carried on by yourself or in partnership with anyone; if partnership, give partner's name.)

EMPLOYER: Myself

MARRIED? Widower

NAME OF WIFE OR HUSBAND: - - -

ADDRESS OF WIFE OR HUSBAND: - - -

NAMES OF ANY LIVING CHILDREN: None

ADDRESS OF CHILDREN: - - -

AGE OF CHILDREN: - - -

STATEMENT OF ALL REAL PROPERTY (Each parcel must be mentioned and particulars given)

1. LOCATION AND DESCRIPTION: Lot "A" of Lot 6 of the SW quarter of Section 27, twp 17, map 2110, in the District of New Westminster. Title No. 110142E.

2. BUILDINGS AND OTHER IMPROVEMENTS: Three-room dwelling, woodshed, rhubarb house, shed, 2 packing houses.

3. INSURANCE (Give particulars; state where policies are) None

4. TAXES (Amount and where payable) $11.50 for 1941, payable at mission

5. ENCUMBRANCES (Including any unregistered claims or deposit of title deed) None

6. OCCUPANCY AND LEASES (If vacant so state) Myself. Land leased to Mr. Birmingham, Mission, B. C. for 1 year, for payment of taxes and one-quarter of profit on crops.

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: In my possession.

8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: None

9. IF FARM LAND STATE CROPS SOWN Rhubarb.

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: See page 1

2. LANDLORD'S NAME AND ADDRESS: - - -

3. PARTICULARS OF LEASE AND RENT AND DATE TO WHICH PAID: - - -

4. STATE WHEREABOUTS OF LEASE: - - -

5. SUB-TENANTS, IF ANY (Give name, address, rent and to what date paid) - - -

6. IF FARM LAND, PARTICULARS OF CROPS SOWN: rhubarb

STATEMENT OF PERSONAL PROPERTY OWNED:

1. GIVE BRIEF DESCRIPTION AND STATE LOCATION OF FURNITURE, FIXTURES, EQUIPMENT AND MACHINERY, STOCK IN TRADE AND PERSONAL EFFECTS:

Carpenter tools, fafm implements, little houshold furniture.

in my house at R.R. No. 1, Mission, B. C.

2. HORSES, LIVESTOCK AND OTHER ANIMALS, POULTRY AND PETS None

3. GIVE THE NAME AND ADDRESS OF ANY PERSON HAVING ANY INTEREST IN, OR CLAIM ON ANY SUCH PROPERTY None

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4. INSURANCE CARRIED ON ABOVE PROPERTY: None

5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF OTHERS: None

6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom) None

7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts)

None

8. BANK ACCOUNTS: None

9. LIFE INSURANCE: None

10. INTEREST IN ANY ESTATES OR TRUSTS None

11. SAFETY DEPOSIT BOX: None

LIABILITIES:

1. PERSONAL DEBTS: None

2. TRADE DEBTS: None

I, the undersigned, hereby voluntarily turn over to the Custodian all my property in the protected area as set out above, excepting fishing vessels, deposits of money, shares of stock, debentures, bonds or other securities, if any.

I certify that the above information is true and complete and fully discloses all my property of every description in any protected area in British Columbia and sets forth all my liabilities direct and indirect.

Dated this 15th day of May 1942

(Signature) "S. Onizaki"

"T. S. F. Williams"
Witness

FOR DEPARTMENTAL USE

I hereby certify that the foregoing words are a true copy of the original whereof they purport to be a copy.

August 19/48. C. Coyde

M.W.

967 - 5
EXHIBIT No.
DATE 22 April 1948
FILED BY J.W.G.Hunter

REPORT
ON EVACUATED JAPANESE PROPERTY

File No. 9332

MUNICIPALITY: MISSION, B.C. Date: 2nd Dec. 1942

NAME: ONISAKA, Sekimatsu (Mr.) Registration No. 13400

ADDRESS: Stave Lake Rd., Mission (next door to #470-about 1½ miles up Stave Lake Rd. east side.

PROPERTY:

ACREAGE: 5 acres, about 2½ cleared

KIND OF CROPS: Strawb., Rhubarb, few fruit trees

APPROXIMATE ACREAGE OF EACH: ⅛, ⅛.

HOUSE: 1 storey & basemt. VACANT: X OCCUPIED:

DESCRIPTION: Frame-lower part shingles ROOF: Shingles

SIZE: 18'x18' NO. OF ROOMS: 3

CONDITION: Fair

OTHER BUILDINGS: Rhubarbhouse-26'x36'-good; 2 old packing sheds-14'x16'-poor
old shed-10'x20'-poor.

NAME OF LESSEE OR RENTOR: Mr. Birmingham, 470-Stave Lake Rd., Mission.

TERMS: Lessor ¼, lessee ¾ of sale of crop.

WATER: Well ON: OFF:

LIGHT: None ON OFF:

REMARKS: Doors ans windows of house and rhubarbhouse securely locked. Mr. Birmingham has the keys.
Mr Birmingham does not accept responsibility for chattels left.
Protection poster affixed.

INVENTORY OF CHATTELS LEFT ON PROPERTY: In house-main floor:-

~~1 Sm.platform scales~~
~~1 Gal.coal oil can~~
~~1 Mail box~~
~~1 Lantern~~
~~2 Wicker baskets~~
About 100' rope
"in basket, not very good"

In basement:-

1 Old cookstove
Few kit.utensils & dishes
1 Broken digger
~~1 Doublebitted axe~~
~~1 Blacksmith's hammer~~
~~1 Coal-oil table lamp~~
1 Garbage can (galv.) old clothes
2 Tin pails
1 Scythe-broken blade
1 1 & 2 gal. crock
~~2 shovels~~
~~2 Hoes~~
~~2 Peevee~~
~~1 Hatchet~~
~~2 Saw sets~~
~~1 Old handsaw~~
~~1 Sickle~~
~~1 Rake~~
~~1 Mattock~~
~~1 Sledgehammer~~
1 10 gal. crock
2 Framed pictures
1 plane

In rhubarb-house:-

1 Old heater "Burnt out & cracked"
~~2 Clothes line pulley wheels~~.
~~"1 Drum stove"~~

Signed:
"F. T. Williams"
"H. J. Logan"

I hereby certify that the foregoing words are a true copy of the original whereof they purport to be a copy.

August 19, 1948.

C. Hyde

M.W.

EXHIBIT NO. 967 - 6

DATE 22 April 1948

FILED BY J.W.G. Hunter

File No. 9332 Date December 13th, 1944.

SUMMARY

Name: Sekimatsu ONIZAKI

Address: Mission

(1) - We have today moved to auction room at Mission effects as per enclosed list at a total cost of $ _____ as per attached bill.

(2) - We have also moved the personal effects as per attached list to storage at _____ where they will remain until called for. Cost of moving is included in bill above.

(3) - We have sold to the tenant articles as per attached list at $ _____ for which herewith cheque or cash.

(4) - After the above transactions, the following important shortages were noticed between the original inventory as taken by this office, and the effects accounted for as above:

Missing, 2 & 10 gal. crock, 2 picture frames, plane.

Left as being of no value - cookstove, heater, scythe and digger.

The tenant gave us the following explanation: Could not remember seeing missing articles. However of little value.

"W. Anderson"

I hereby certify that the above words are a true copy of the original whereof they purport to be a copy.

August 19, 1948. S.S. Hyde

(Attached to Exhibit 967 - 6)

NAME: ONISAKI, Sekimatsu

REGISTRATION No. 13400 FILE NO. 9332

The following chattels were sold by public auction at Mission City, B. C. on December 13, 1944.

Scales	$ 5.00
1 Hammer	0.50
2 Pans	0.25
1 Lamp	0.20
Can sundries	0.35
1 Hoe	0.40
1 Shovel	0.80
1 Hoe	0.45
1 Rake	0.75
1 Shovel	0.30
1 Axe	0.40
1 Pot and basin	0.50
1 Maddock and sickle	0.35
1 Peevee	0.35
1 Peevee	0.90
1 Lunch kit	0.10
1 Sledge	0.50
Pulleys	0.55
1 Basket of sundries	0.80
1 Crock	0.75
1 Tub, can and axe	0.50
1 Wedge and axe	0.45
1 Basket of pans, etc.	1.30
1 Barrel stove	1.25
1 Mail box	4.50
1 Saw	0.50
1 Spring board	0.25
2 Saw board	0.50
Total	$ 23.45
Less Expenses: (Auctioneer's Fee: $ 2.35	
(Advertising: 0.16	
(Moving: 2.58	$ 5.09
Net Proceeds Credited:	$ 18.36

Members of Custodian Staff Present. Mr. W. E. Anderson

Extracted from Auctioneering List No. Mission 12.

Remarks:

I hereby certify that the foregoing words are a true copy of the original whereof they purport to be a copy.

August 19/48

A. Hyde
Supt.