

XI-522

**BUREAU HASTINGS PARK
OFFICE OF THE CUSTODIAN
JAPANESE SECTION**

FILE NO. KI-522

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 INFORMATIONNAME: TAKAHASHI HideoHOME ADDRESS: 25-W 5th Ave., Vancouver, B. C.REGISTRATION NUMBER 00555 SEX: Male AGE: 22OCCUPATION: Clerk

(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: Japanese Consulate, Vancouver, B. C.MARRIED? No

NAME OF WIFE OR HUSBAND: _____

ADDRESS OF WIFE OR HUSBAND: _____

NAMES OF ANY LIVING CHILDREN: _____

ADDRESS OF CHILDREN: _____

AGE OF CHILDREN: _____

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

1. LOCATION AND DESCRIPTION: 1 Residential lot No. 25 W. 5th Ave., Vancouver, B.C.; Lot 11, Block 22; district lot 200-A, Group 1 New Westminster district, plan 197.

2. BUILDINGS AND OTHER IMPROVEMENTS: 2-storied wooden frame dwelling house, 7 rooms with attic. One garage.

3. INSURANCE (Give particulars; state where policies are) Insured, but no details can be furnished offhand, as the policy is at declarant's home.

4. TAXES (Amount and where payable) Paid up to date, details cannot be given offhand.

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

6. OCCUPANCY AND LEASES (If vacant so state) None

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: At declarant's home at 25 W 5th Ave., Vancouver, B.C.
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: None
9. IF FARM LAND STATE CROPS SOWN None

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: _____
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: _____

STATEMENT OF PERSONAL PROPERTY OWNED:

1. GIVE BRIEF DESCRIPTION AND STATE LOCATION OF FURNITURE, FIXTURES, EQUIPMENT AND MACHINERY, STOCK IN TRADE AND PERSONAL EFFECTS: _____
- 25 W 5th Ave., Vancouver, B.C.: -All the furniture and household effects in this residence. Details cannot be supplied offhand but declarant's promises to bring an inventory later.
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

4. INSURANCE CARRIED ON ABOVE PROPERTY: None5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF
OTHERS: None6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom)
None7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts)
\$50.00 Victory bond (1942) in owner's possession.

8. BANK ACCOUNTS:

9. LIFE INSURANCE:

10. INTEREST IN ANY ESTATES OR TRUSTS:

11. SAFETY DEPOSIT BOX:

LIABILITIES:

1. PERSONAL DEBTS:

2. TRADE DEBTS:

REMARKS:

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 8th day of April

1942

(Signature)

Geo. H. H. H.

Witness

FOR DEPARTMENTAL USE

✓

X1-522

INFORMATION FROM R.C.M.P.

Our File No. Sub 522
3847

Date 19-4-43

Full Name TAKAHASHI - Nides
(Surname in Block Letters)

Registration No. 00655 Male ☒ - Female (check) Age 15-11-1919

Former Address 25 W 5th Ave: Vancouver B.C.

Date Evacuated March 24/42 Naturalized - Canadian-Born - National
Released: Apr 4/46 (see etc of Apr 29/46) (check)

Present Address Interned: April 21-42
Apr 4/46: Port Credit, Ont.

Married - Single ☒
(check)

Name of Wife

Name of Husband

Name of Mother Suga - 04266 Name of Father Chozo - 01563

Names of Children under 16

Requested by AM Registered with Custodian (Yes or No)

Additional Information Order Japanese Circulate

522
Enemy Section

509 Royal Bank Building,
Vancouver, B.C.,
20th August, 1946.

Mr. Hideo Takahashi,
Reg. No. 00655,
c/o Leaverleigh Farms,
R.R. #1,
Port Credit, Ontario.

Dear Sir:

In accordance with your request of 12th instant, balance of your account, amounting to \$1,459.61, has been transferred to your credit in the Canadian Bank of Commerce, Port Credit, Ontario.

You will be advised by the Bank when this amount is in your account.

Yours truly,

W.J. JOHNSTON
ADMINISTRATION DEPARTMENT

WJJ/DG

38 Dogwood Avenue,
Lemon Creek,
March 31, 1946.

ENEMY SECTION	
Rec'd	APR 5 1946
File No.	592
Ans'd	✓
Ref'd	

The Custodian's Office,
509 Royal Bank Building,
Vancouver, B. C.

Dear Sirs:

I thank you very much for sending me my Brownie Box Camera, which I received on March 27.

However, I wish to inform you that we did not received funds of \$55.24 (Fifty-five dollars and twenty four cents) On your letter of February 20 of this year, you have stated that my General Electric Radio, formerly owned by my son, has been sold for \$55.24, and before funds can be released to my son, you said it will be necessary for you to have the original receipt. Therefore, I answered you, saying that instead of forwarding funds to my son, I would like you to send them directly to me, and I have enclosed the original receipt.

I would like to know why you have delayed in forwarding funds to me, as I have not received yet.

I will be grateful if you will send me the funds immediately.

Yours truly,

Mrs. S. Takahashi

522 - Enemy Section

509 Royal Bank Building,
Vancouver, B. C.,
May 14, 1946.

Mr. Hideo Takahashi,
Registration No. 00655,
c/o G. & L. H. Leaver,
R. R. #1,
Port Credit, Ontario.

Dear Sir:

Please find enclosed herewith a copy of
our letter dated April 29, 1946, original of
which was returned, undelivered, by the Camp
Commandant at Angler, Ontario.

You will note that the Department of
Labour, Japanese Division, are not in favour
of forwarding the sum of \$55.24 to your mother,
Mrs. Suga Takahashi. We have advised Mrs.
Takahashi accordingly.

Yours truly,

WJJ/AC
Enc.

W. J. JOHNSTON
ADMINISTRATION DEPARTMENT.

DEPARTMENT OF
LABOUR



CANADA

ENEMY SECTION

Rec'd OCT 28 1944

File No.

Ans'd

Refer'd MISS GRAHAM

BRITISH COLUMBIA SECURITY COMMISSION

300 Homer Street,
Vancouver, B. C.
October 27th 1944

Dept of Secretary of State,
Office of the Custodian,
506 Royal Bank Building,
Vancouver, B. C.

Attention Mr K.W.Wright

Dear Sir,

Re P/W A-579 TAKAHASHI Hideo #00655
and Miss Kazuko TAKAHASHI #01731
Custodian File #522

EVACUATION SECTION

Rec'd OCT 28 1944

File No.

522 Pmk

Ans'd

Ship

Referring to your letter of the 23rd inst.,
this case has been discussed with Commissioner
Collins and he states that we cannot condone the for-
warding of \$300.00 to the sister of the above named
as her family is in receipt of maintenance in Lemon
Creek. However, we leave this to your judgment.

Yours truly,

M.L. Brown
Office Manager.

IS/MRS

322
Legal Section

507 Royal Bank Building,
Vancouver, B.C.,
17th July, 1944.

The Commandant,
Internment Camp #101,
Angler, Ontario.

Dear Sir:

Re: P/W A-579, TAKAHASHI, Hideo

Kindly advise the above mentioned internee that
as he requested in communication of 22nd June, sewing machine has
been forwarded his sister Miss Kazuko Takahashi, Lemon Creek, Slooan, B.C.

Cheque to cover cost of machine and freight charges
on same, in the amount of \$117.39 has been forwarded the Singer Sewing
Machine Company from his account.

Yours truly,

K.W. WRIGHT
COUNSEL TO THE CUSTODIAN

KW/DG



SHOP AT 742 - Granville. St. July 15th 1944

Mrs. Kasuko Takahashi.

Lemon Creek. Slocan B.C.

BOUGHT OF
SINGER SEWING MACHINE COMPANY

No Your Internee File No 522.

● To 1	Singer Sewing Machine, Steel, And Sewing Supplies.	\$114. 65
	Freight Charges	2.70
		<u>\$117. 39</u>

No.

F. 112

Royal Canadian Mounted Police

\$

Vancouver B.C. 9th March 1942

Received from

Hideo TAKAHASHI

One radio in crate & protected - Canadian

General Electric Serial No. 624

Model F87- One box camera Brownie

Junior No. 620

Dollars

100

Signature

J. A. Hooker 2/6/42
Reg. No. 13580

ROYAL CANADIAN MOUNTED POLICE

Form 264

No. 264 (2)

EXHIBIT REPORT

HEADQUARTERS File No.

SUB-DIV'N and File No. Vancouver

DIVISION and File No.

DETACHMENT and File No. C-1-10

(Jap Reg. 00655)

DATE March 30th, 1944

Re: Hideo TAKAHASHI, 25 W. 5th Ave., Vancouver, B.C.
(Name of File)

On March 9th, 1942 I D.E. McLaren, Cst.
(Date) (Member's Name)

Came into possession of the following described goods by

Handed over by owner.

(State Authority from whom seized and place of seizure)

No. OF EXHIBIT	No. OF PACKAGES	CAPACITY OR SIZE	DESCRIPTION OF EXHIBITS
	1		General Electric radio in crate, Serial (1) No. 624, Model PB7.
	1		Box Camera Brownie Jr. #620. (2)

Det 522

REMARKS: Handed over to the Custodian of Alien Property.

DATE MAR 31 1944

(State briefly disposition)

Ed S. Spain
(Signature of Recipient or Witness)

for Custodian

[Signature]
CERTIFIED CORRECT
P.R. Goffredo, Reg. #10559, Cst.
(Signature of Member)

522
Legal Department

912 Royal Bank Building,
Vancouver, B. C.
October 28th, 1943

The Camp Commandant,
Angler, Ontario

Re: P/W A-579. TAKAHASHI, Hideo

Dear Sir:

Will you kindly inform the above named Internee in reply to his Prisoner of War Business Letter of the twentieth instant, that his property known as 25 West 3th Avenue has been sold at a price of \$2,000.00, and at the present time a balance of \$1979.00 is to his credit with the Custodian.

The decision to sell his property was taken on the advice of an outside valuator who stated that the property was located in an industrial area, the basement floor needed to be replaced as it had rotted away, and the exterior was badly in the need of paint.

The appraisal of the property made on June 12th last, indicated the value of the property amounting to \$1250.00.

In regard to the balance to the Internee's credit with the Custodian, does he wish these funds to be used for the maintenance of his mother and her family?

We note that the Internee carries no Life Insurance and kindly advise him that our letter of July 9th last addressed to him was in error.

Yours truly,

K. W. WRIGHT
COUNSEL TO THE CUSTODIAN

GWP/JY



IN REPLY PLEASE QUOTE

No. P-1287.

DEPARTMENT OF NATIONAL DEFENCE
ARMY

Petawawa, Ontario,
19th May 1942. 194

Edgar T. Read,
501 Royal Bank Bldg.,
Vancouver, B.C.

P/W P-1287 TAKAHASHI, H.

Reference yours of the 16th instant
No. 522 Legal Section regarding the marginally-named internee.

A statement of assets and liabilities
of the marginally-named internee was submitted to you yesterday.

The \$50.00 Victory Bond is in the
possession of his family at 25 West 5th
Avenue, Vancouver, B.C.

J. P. Dobell
(J. P. Dobell), Capt.,
Adjutant,
for Commandant,
Petawawa Internment Camp

Petawawa Internment Camp
Petawawa, Ontario,

MAY 7th 1942.

Statement of Assets & Liabilities furnished by:-

P/W P- ¹²⁹⁷ ~~1297~~ TAKAHASHI, H. HIDEO TAKAHASHI...

A BANK ACCOUNTS: 1. Name of Bank NIL
2. Branch NIL
3. Cash Balance NIL

B SECURITIES: 1. Description and Quantity NIL
.....
2. Where Deposited NIL

C REAL ESTATE: 1. Description 2 story and attic frame bldg.
7 rooms. Estimate value approx \$2,000.00
2. Location 25 W. 5th Ave.
3. Municipality Vancouver B.C.

D INSURANCE: 1. Name of Company NIL
2. Number of Policies NIL
3. Amount of Each NIL

E CLAIMS: 1. Nature NIL
2. Amount NIL
3. Name and address of debtor NIL

F DEBTS: 1. Nature NIL
2. Amount NIL
3. Name and address of creditor NIL

Witness

H. Takahashi
Signature

If you have appointed a relative or a friend to look
after your interests, kindly furnish his name and address.

NAME

ADDRESS

ADVERTISED AS FOLLOWS

The Sun May 20/43

The News Herald May 21/43

The Province May 22/43

REAL ESTATE FOR SALE BY TENDER

The Secretary of State of Canada and/or Custodian offers for sale by tender the following properties situated in Vancouver:

Lot 11, Block 25, District Lot 200A, Group 1, New Westminster District, Plan 197, known as 25 West 5th Avenue, being a seven-room frame dwelling and garage;

Lot 12, Blocks 25 and 26, Subdivision "B", District Lots 212, 224 and part of 225, Group 1, New Westminster District, Plan 112, known as 2277 Cedar Street, being a small one-storey frame dwelling;

Lot 4 of Parcel "B" of Lot 14, Block "C", District Lots 212, 224 and part of 225, Group 1, New Westminster District, Plan 2422, known as 2221 Cedar Street, being a four-room frame dwelling with basement;

Lot 6, Block 21, District Lot 151, Group 1, New Westminster District, Plan 126, known as 242 East Cordova Street, being a one-storey frame dwelling and garage;

Lot 10, Block 21, District Lot 151, Group 1, New Westminster District, Plan 126, known as 242 East Cordova Street, being a one-storey frame dwelling and garage;

Lot 12, except the West 24 feet 6 inches and the West 12 feet of Lot 12, Block 25, District Lot 200 "A", Group 1, New Westminster District, Plan 197, known as 275 West 5th Avenue, being a two-storey seven-room frame dwelling and garage;

Lot 20, Block 22, District Lot 154, Group 1, New Westminster District, Plan 124, known as 241 East Cordova Street, being a two-storey eight-room frame dwelling;

Lot 24, Block 22, District Lot 154, Group 1, New Westminster District, Plan 124, known as 227 Powell Street, being a one-storey brick store building with part-basement;

South Half of the South Half of Lots 22 and 24, Block 21, District Lot 200 "A", Group 1, New Westminster District, Plan 197, known as 2042 Columbia Street, being a six-room two-storey frame dwelling;

Lot 12, Block 25, District Lot 154, Group 1, New Westminster District, Plan 124, known as 242 East Cordova Street, being a six-room two-storey frame dwelling;

ALSO

Lots 15 and 16, Block 15, Sections 21 and 22, Block 5 North, Range 6 West, Map 1822, Municipality of Richmond, known as 200-202 W. 2 Road, Esau Island, being a one-storey frame store building and a one-storey frame shingled building, containing 5 suites;

West Half of Lot 1, Block 11 of South Half of Lot 115, Group 1, Map 2222, New Westminster District, known as 2002 Union Street, Burnaby, being a single-storey frame dwelling.

Tenders for the individual parcels will be received by and should be addressed to the Office of the Custodian, 512 Royal Bank Building, Vancouver, B.C., marked "Tender for Real Estate," up to Noon, Daylight Saving Time, on the fifth day of June, 1943, and must be accompanied by a certified cheque, payable to the Custodian, for ten percent (10%) of the amount tendered.

The assets are offered for sale without any warranty whatsoever on the part of the undersigned as to condition or state of repair of such assets, and are subject to existing leases and/or encumbrances, if any.

Cheques in respect of unaccepted bids will be returned in due course.

Neither the highest nor any tender will necessarily be accepted. Further particulars may be obtained during office hours any day up to Noon on the 4th day of June, 1943, and arrangements made with the undersigned to inspect the said premises.

DATED at Vancouver, B.C., this 20th day of May, 1943.

The Custodian of Enemy Property,
512 Royal Bank Building,
Vancouver, B. C.

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

RECEIVED
APR 28 1942

435 Howe St.,
Vancouver, B.C.,
April 24, 1942.

Attention Mr. C.L. Drewry

Office of the Custodian,
Japanese Evacuation Section,
Royal Bank Building,
Vancouver, B.C.

3347

Dear Sirs:-

re TAKAHASHI, Hideo.

1. Legal Description: Lot 11, Block 22, D.L. 200A, being on the North side of 5th Avenue, between Ontario and Manitoba Streets, and known as 25 - 5th Ave. W.

The district is a rather poor class residential one on the edge of an industrial area, being on the whole very fairly well built up.

This property has a frontage of 49½' by a depth of 122' to a 20' lane.

2. The title is in the name of Hideo TAKAHASHI of 25 W. 5th Avenue, there being no encumbrances upon the property. It is occupied by the owner, his mother, and his mother's family. Certificate of Title is on file in the Land Registry Office.

3. The lot is fenced and in garden and is cultivated fully. The dwelling - 2 stories and basement with unfinished attic. It is heated by furnace, said to be in good order, and one fireplace, the whole house being in a very fair state of repair, there being 3 rooms on the ground floor, 4 rooms and bathroom on the next. Concrete foundation and concrete floor in basement. Adjoining the house, fronting on 5th Avenue, is a 2-car garage (frame) with mud floor.

City Assessment: Building \$1150.00
Land 735.00

Value of property - \$2250.00 to \$2500.00.

4. The house is furnished, some of the furniture having recently been sold, and Takahashi is in process of selling the remainder. We have advised him that he may do so.

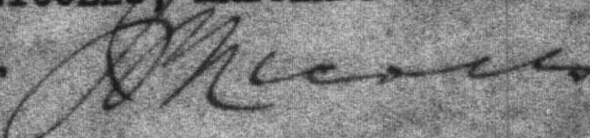
5. We are advised that the property is insured for \$2000.00, \$1900.00 on house and \$100.00 on garage, in the American Alliance Co. of New York, the policy expiring on 1st September 1943, the agent being McMillan & Company, 535 Homer Street. We are endeavouring to locate the policy and have it in our hands.

6. The property is clear of encumbrance according to the Land Registry Office. Taxes are paid to the end of 1941.

7. We are advising the owner that immediately on his vacating it will be rented for \$25.00 per month or as near as can be got, and have asked him to advise us immediately he knows the date he has to vacate, also submit any tenant he may have in sight to us for our approval.

Yours truly,

MACAULAY, NICOLLS, MAITLAND & CO. LTD.

Per 

JPN:MC

JOHNSON AND REEVE

ESTATE AGENTS
VALUATIONS, ARBITRATIONS, INSURANCE, REAL ESTATE, MORTGAGES
MEMBERS VANCOUVER REAL ESTATE EXCHANGE

Rec'd	JUN 14 1943
File No.	
Ans.	MR Peers
Re: refd	

BANK OF NOVA SCOTIA BUILDING
602 WEST HASTINGS STREET
VANCOUVER, B.C.

12th June, 1943.

The Custodian's Office,
Room 912,
Royal Bank Building,
675 West Hastings Street,
VANCOUVER, B.C.

File No. 522
Legal Department

Attention of Mr. K.W. Wright

Dear Sirs: re P/W A-579, TAKAHASHI, Hideo
 25 West 5th Avenue
 Lot 11 Block 22 D. L. 200 A

In accordance with your instructions we have
inspected this property and beg to report as follows:

The neighbourhood is a poor residential district
in an industrial area and the surroundings are not
particularly good.

The house is an old 2½ storey frame building
with an unfinished attic and containing three rooms and
pantry on ground floor and four bedrooms and bathroom
upstairs. There are good many signs of wear and tear in
the house, particularly in the plumbing. The basement
floor is of plank and is rotten in so many places that
it should be renewed. There is a fireplace in the living
room and a furnace in the basement, but the latter is
quite old.

The shingle roof appears to be in good order,
but the siding and trim of the walls need painting badly.
There is a double garage, 16' x 18' with an earth floor.

Our opinion of the value of this property is
One Thousand Two Hundred and Fifty (\$1,250).

Yours faithfully,

JOHNSON, REEVE & WATSON

per

DW Reeve

DWR

File No: 522

Name: Hideo TAKAHASHI

579
P/W - A 1287

Address: 25 West 5th Ave.

Legal Description: Lot 11, Block 22, D. L. 200A, Group 1, N.W.D. Plan 197.

Description: 7 room frame dwelling and garage.

Title: No search or C. of E. Investigating agent reports title in name of internee and no encumbrances. Vested. C. of T. L.R.O. C. of E. requested May 21/43.

Annual Taxes: \$68.23. Arrears: 0

Assessed Value: Land: \$735. Imp's: \$1150.00

Valuation: Macaulay Nicolls & Maitland & Co. Ltd.: \$2250 to \$2500.

Financial Position:

Monthly Rental:	\$25.00	\$300.00
Annual Income:		
Taxes:	\$68.23	
Water Rates:	14.00	\$ 97.23
Agents' fees:	15.00	\$202.77
Repairs:	\$30.00	90.00
Depreciation 5%:	60.00	
		<u>\$112.77</u>
		<u>\$92.61</u>

Balance at credit:

Reasons for Selling:

District rapidly changing to industrial and is poor class. In normal times it is unlikely that present rental rate could be maintained. Valuation is a year old so no estimate of immediate repairs can be made.

Offers Received:

<u>Name</u>	<u>Amount</u>	<u>Terms</u>
Messrs. Moore & Moore 1044 Melville Street, Vancouver, B. C.	\$1410.00 <i>Reject</i>	Cash
Mr. Earl Gerrards 940 East Pender St., Vancouver, B. C.	\$1804.00 <i>Reject</i>	Cash

Macaulay, Nicolls, Maitland Co.,
435 Howe St.,
Vancouver, B. C.
\$2000.00 less 5% comm.
\$1900.00
(If this offer is to be rejected on account of commission,
they wish an opportunity to discuss same.)

Hold

Obtain Valn from Mr. Rennie

/ms

REAL PROPERTY SUMMARY

JAPANESE NAME: Hideo TAKAHASHI (Interned Apr. 12/42) Reg. No. 00655 File X.I. 522

CATALOGUE NO.: Advertised for sale May 20, 21, 22, 1943.

PROPERTY ADDRESS: No. 25 West 5th Avenue, Vancouver, B. C.

LEGAL DESCRIPTION: Lot 11, Block 22, D. L. 200A, Group 1, N.W.D., Plan 197.

TITLE: In the name of Hideo TAKAHASHI. (Cert. of Title 71953-L.)

ENCUMBRANCES: None registered. No evidence of any unregistered on file.
Vesting 34254, filed May 27th, 1942, as to the interest of Hideo Takahashi.

ASSESSED VALUE: 1942 - Land \$ 735.00
Improvements \$1150.00 - \$1885.00. Taxes: \$68.23.

CLASSIFICATION: "The lot is fenced and in garden and is cultivated fully. The dwelling - 2 stories and basement with unfinished attic. It is heated by furnace, said to be in good order, and one fireplace, the whole house being in a very fair state of repair, there being 3 rooms on the ground floor, 4 rooms and bathroom on the next. Concrete foundation and concrete floor in basement. Adjoining the house, fronting on 5th Avenue, is a 2-car garage (frame) with mud floor." (Macaulay, Nicolls, Maitland & Co. report of April 24, 1942).

"The neighbourhood is a poor residential district in an industrial area and the surroundings are not particularly good. The house is an old 2½ storey frame building with an unfinished attic and containing three rooms and pantry on ground floor and four bedrooms and bathroom upstairs. There are good many signs of wear and tear in the house, particularly in the plumbing. The basement floor is of plank and is rotten in so many places that it should be renewed. There is a fireplace in the living room and a furnace in the basement, but the latter is quite old. The shingle roof appears to be in good order, but the siding and trim of the walls need painting badly. There is a double garage, 16' x 18' with an earth floor." (Johnson & Reeve - June 12, 1943).

HISTORY OF
ADMINISTRATION:

Messrs. Macaulay, Nicolls, Maitland & Co. were appointed agents for renting on May 1, 1942. Mrs. Takahashi continued to occupy the premises until evacuated in October 1942, and had found a tenant, Mrs. M. Genovese, who took possession on November 1st, 1942, at \$25.00 per month and occupied until the premises were sold, a period of 9 months. The rental revenue of \$225.00 was credited to Hideo Takahashi's account.

ADVERTISED:

The property was advertised for sale by tender in the Vancouver Sun May 20 1943, News-Herald May 21st 1943, and Vancouver Daily Province May 22nd 1943.

OFFERS: Tenders were received from Macaulay, Nicolls, Maitland & Co., on behalf of Marie Genovese \$2000.00; from Earl Gerrard \$1804.00; and from Moore & Moore \$1410.00.

APPRAISAL: In their inspection report of April 24, 1942, Macaulay, Nicolls, Maitland & Co. reported the property to be worth from \$2250.00 to \$2500.00. Mr. Reeve, who made the official report for the Custodian, estimated its value as \$1250.00 on June 12th, 1943. (An undated memo filed on top of the Valuation of Johnson & Reeve of June 12/43 in the real property section, gives net annual rental of \$92.61, equal to 5% return on a capitalized value of \$1846.00.)

SOLD: To Mrs. M. Genovese for \$1900.00 as at June 30, 1943, Mrs. Genovese requesting conveyance in the name of Mrs. Maria Biscaro, a naturalized Italian.

TITLE: Certificate of Title No. 88528-L issued in name of Maria Biscaro on August 13, 1943, and was mailed to her by the Registrar.

FUNDS: Released to the credit of Hideo Takahashi - sale price of property \$1900.00, plus rentals received \$225.00, plus closing adjustments \$18.14 - total \$2143.14; less commission on rentals \$11.25, repairs \$13.00, sundries \$7.55, taxes \$134.58, appraisal fee \$5.00, advertising \$9.66, Certificate of Encumbrance \$1.00, registration fees \$11.75, - total \$193.79. Net amount released \$1949.35.
(1949.35)

OLD CERTIFICATE OF TITLE
No. 71953-L: In possession of Hideo Takahashi. No request for its production was made.

PROTEST: Mr. Takahashi filed with the Custodian through the Commandant of Angler Internment Camp on October 29, 1943, a protest of this sale in the following terms:
"Your reply of the 26th instant in answer to my request is duly to hand and I might say that I am rather amazed to find that my house and property has been sold without any previous to me as its owner. As a citizen of this Country I had thought that I would at least receive a little consideration and that such a rash act would not have taken place without my consent."

This summary is certified to be in accordance with information on file and on record in accounting department.

October 2nd, 1947

IM/ER

[Signature]

522
Legal Department

REGISTERED

912 Royal Bank Bldg.,
Vancouver, B. C.
August 14th, 1943.

Mrs. Maria Biscare,
131 East 2nd Avenue,
Vancouver, B. C.

Dear Madam:

Re: 25 West 5th Avenue.

We are enclosing herewith your copy of Deed dated June 29th, 1943, between the Honourable The Secretary of State of Canada and yourself in connection with above property and would be obliged if you would kindly acknowledge receipt of same.

The Land Registry Office, Vancouver, B. C. has been requested to forward the Certificate of Title herein direct to you.

Fire Insurance Policy No. 408633 with the American Alliance Insurance Company is being transferred to your name and will be mailed to you in due course.

Yours truly,

K. W. WRIGHT
COUNSEL TO THE CUSTODIAN

KWW/W
Encl.

File No. 522

July 9, 1943

MACAULAY, NICOLLS, MAITLAND & COMPANY LIMITED

In Account With The Custodian of Enemy Property

STATEMENT OF ADJUSTMENTS
(as at June 30, 1943)

Re: 25 West Fifth Avenue
Lot 11, Block 22, D.L. 200 "A"
Group 1, New Westminster District

	DEBIT	CREDIT
Purchase Price (net)	\$1900.00	
Cheques Received		\$1900.00
1/2 of 1943 Taxes amounting to \$65.94, paid by Custodian	32.92	
Water Rates paid to June 30/43		
Fire Insurance: American Alliance \$2000.00, Expiry September 1, 1943	.72	
Registration Fees re Deed	8.25	
Rent July \$25.00		23.75
Agent's Fees 1.25		18.14
Balance		
	\$1941.89	\$1941.89
Balance	\$ 18.14	

7-10-47

NAME

TAKAHASHI, Hideo

FILE NO.

922-Int.

COMPANY	POLICY NO.	AMOUNT	EXPIRATION			PROPERTY
			MONTH	DAY	YEAR	
American Alliance Insurance Company	<i>Property sold</i> 408633	\$2000.	Sept.	1	1943	25 West 5th Ave., Vancouver, B. C.

American Alliance Insurance Company Policy No. 408633 covering the real property, dwelling \$1900.00 and garage for \$100.00, at 25 West 5th Avenue, was transferred to the new owner, Mrs. Maria Biscaro, as of June 29, 1943. (See Aug. 14. & Aug. 16/43 on real property section of file.)

The above summary is in accordance with the information on file:

E. Robertson
E. Robertson,
October 2, 1947

PERSONAL PROPERTY SUMMARY

X. I. File 522

Hideo TAKAHASHI (Mr.)

Registration No. 00655

Chattels:

In his JP form dated April 8, 1942 this Japanese person declared chattels at 25 W. 5th Avenue, Vancouver. Most of the goods were sold by the Japanese (see Apr. 24/42) prior to evacuation, however, the the remainder sold to the tenant (July 30/43). See Summary attached.

Bonds:

Hideo Takahashi declared a \$50.00 Victory Bond (1942) in his possession. On May 19/42 we were advised by the Commandant, Petawawa Internment Camp, Ontario, that the above Bond was in possession of this Internee's family. The agent, Macaulay, Nicolls, Maitland & Co., on contacting the mother advised us on July 6, 1942 that Mrs. Takahashi stated this Bond had been sold through the Royal Bank of Canada, Main & Hastings, Vancouver and further particulars could be obtained from the Bank if so desired. The above information was given to the Commandant of Petawawa Camp in a letter dated July 8/42 for passing on to the Internee.

Specified
Articles:

Camera: 1 Box Camera Brownie Jr. #620

This Camera was handed over to the R.C.M.P. on March 9/42 by the Japanese and in turn handed to the Custodian on March 31, 1944. At the request of Hideo Takahashi and on receipt of the R.C.M.P. receipt, the above Camera was shipped to Hideo Takahashi's mother at Slocan on March 25, 1946, and shipping charges of .18¢ charged to Hideo Takahashi's account with this office.

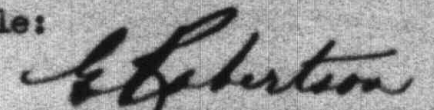
Radio: 1 G. E. Radio in crate, Ser. No. 624, Mod. F87.

The above Radio was handed to the R.C.M.P. with the above Camera on March 9, 1942, by Hideo Takahashi and turned over to the Custodian on March 31, 1944. This radio was sold at auction, Vancouver #17 on April 18, 1944 for the net amount of \$55.24. A request was made by the mother that these funds be forwarded to her (Mar. 15/46) and consent was given by the son (Mar. 27/46), but this payment was not approved by the Department of Labour, Japanese Division (Apr. 24/46).

R.C.M.P. RECEIPT COVERING RADIO AND CAMERA ON FILE, attached to letter dated March 15/46.

NO OTHER PERSONAL PROPERTY BELONGING TO THE ABOVE JAPANESE PERSON IS REVEALED ON THIS FILE.

The above summary is certified to be in accordance with the information on file:



E. Robertson,
October 2nd, 1947

MEMORANDUM

August 9, 1943.

TO: File 522 (Internee)
FROM: Specified Articles Department

Re: TAKAHASHI Hideo - Reg. #00655

<u>ARTICLE</u>	<u>DESCRIPTION</u>	<u>APPRAISED VALUE</u>
RADIO	✓General Electric Radio (in crate #624) Model F87	\$40.00
CAMERA	Box Camera, Brownie Jr. #620	\$ 1.25

HS

1. Sold by auction 18/4/44. Vancouver 17

CAMERA: This camera was shipped to Mrs. Suga Takahashi, Slocan on March 25, 1946. (Shipment requested by son, Hideo Takahashi, on June 28/45)

RADIO: Above Radio was sold at Vancouver Auction 17 on April 18, 1944 for \$64.00, less administrative expenses of \$8.76, leaving a net amount of \$55.24 which was credited to Hideo Takahashi's account with this office.

R.C.M.P. RECEIPT covering both Camera and Radio on file under date of March 15, 1946.

E. Robertson
E. Robertson,
October 2, 1947

File No. 322

20th Aug., 1946

Re: J/3 A-573, TAKAHASHI, Hideo, #30652

THERE ARE NO CLAIMS FILED AGAINST THE ABOVE NAMED.

Certified to be in accordance with
information on file.

D. Graham
D. Graham

CHATEL'S SUMMARY

I. I. 522

Mr. Hideo TAKAHASHI

Registration Number 00655.

When declaring his assets to the Custodian on April 8, 1942 (JP Form) Mr. Takahashi stated "all the furniture and household effects" at 25 West 5th Avenue, Vancouver, and said an Inventory would be given to us later.

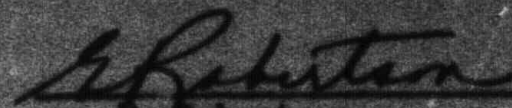
In their report of April 24, 1942, Macaulay, Nicolls, Maitland & Co. said the house was furnished, that some of the furniture had recently been sold and Mr. Takahashi was in process of selling the remainder. In our letter of May 1st, 1942 we requested Macaulay, Nicolls, Maitland & Co. to advise us of any furniture that was left when Takahashi was evacuated and provide us with an inventory. Accordingly on October 30, 1942 the above named agent advised the house had been vacated by the Japanese and the new tenant moved in and that only one or two articles were left for use of the tenant. A list of the goods left, namely a kitchen table, linoleum on the hall floor and window shades, was sent to us by Macaulay, Nicolls, Maitland & Co. on November 3, 1942, which list was signed by the tenant, Mary Genovese.

On July 10, 1943, when real property had been sold, the agent advised that Mrs. Genovese would no doubt be interested in making an offer for the kitchen table and linoleum on the hall floor and on July 28, 1943 Macaulay, Nicolls, Maitland & Co. forwarded a cheque for \$5.00, representing purchase price in full for the table and linoleum, and which the agent stated they believed was a fair value for these articles. Offer was accepted by Custodian July 30, 1943 and Custodian receipt for above sum on file July 29, 1943 (No. 704).

Macaulay, Nicolls, Maitland & Co. advised on July 10, 1943 that the window shades were of no value as they were old and would not fit another dwelling.

Chattels on this file accordingly closed.

The above summary is certified
to be in accordance with the
information on file:



E. Robertson,
October 2, 1947

NAME TAKAHASHI, Hideo

REGISTRATION NO. 00655
FR/A 579

FILE NO. Tab. 522

The following chattels were sold by public
auction at 332 Powell, Vancouver, B.C. on April 12, 1944

G. E. Console electric

\$ 64.00

Total:

\$ 64.00

Less Expenses: (Auctioneer's Fee: \$6.40
(Advertising: 0.85
(Moving: 0.51
(Storage: 1.00

\$ 8.76

Net Proceeds Credited:

\$ 55.24

Members of Custodian Staff Present.

Mr. Wills

Extracted from Auctioneering list No. Vancouver 17

Remarks.

File No. 522 Int.
P. U. A. No. 579

Hideo TAKAHASHI

	<u>Date</u>	<u>Particulars</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
1944	July 26	Balance as per statement sent	\$	\$1,859.79	CR \$ 1,859.79
	October 24	Cheque to you	25.00		
	October 31	Cheque to Miss K. Takahashi	100.00		
1945	November 13	Cheques to you Feb., June, Nov. 3 @ \$25.00 each	75.00		
1945	March 27	Postage on camera	.18		
	May 23	Cheque to you	200.00		
			\$ 400.18	\$1,859.79	
					<u>CR \$ 1,459.61</u>

522
Legal Department

912 Royal Bank Building,
Vancouver, B. C.
November 3rd, 1943

The Camp Commandant,
Angler, Ontario

Re: P/W A-579, Hideo TAKAHASHI

Dear Sir:

As requested by the Internee we give below a summary of his account with us showing a balance of \$1954.35.

<u>RECEIPTS</u> - Rentals Collected	\$ 225.00
Selling price of property, with adjustments	2018.14
Sale of linoleum etc.	5.00
	<u>\$2248.14</u>

<u>DISBURSEMENTS</u>	
Rental Agent's Fees	11.25
Repairs	20.55
Advertising and registration fees etc.	27.41
Sale commission	100.00
Taxes	<u>134.58</u>
	<u>233.79</u>
	<u>\$1954.35</u>

Against this balance, as instructed by the Internee, we are today issuing a cheque amounting to \$25.00, in favour of the Internee's brother, Akira TAKAHASHI, P/W A-578, leaving a balance to the Internee's credit of \$1929.35.

Yours truly,

K. W. WRIGHT
COUNSEL TO THE CUSTODIAN

OWP/JT

522

509 Royal Bank Building
Vancouver, B. C.
July 26th, 1944

The Commandant
Internment Camp #101
Angler, Ontario

Dear Sir:-

Re: Hideo TAKAHASHI, P/W A-579

With reference to your letter of the 17th instant in regard to the above named Internee's request for a Statement of Account we give below all entries in his account with the Custodian since our last statement given in our letter to you of November 3rd, 1943.

	<u>DR.</u>	<u>CR.</u>
Balance as per Statement Nov. 3/43		\$1954.35
Remittance to Internee	\$ 25.00	
Sale of radio		55.24
F e paid investigation re seal property	7.50	
Sewing machine & freight to Slocan	117.30	
Balance	<u>1859.79</u>	
	<u>\$2009.59</u>	<u>\$2009.59</u>
Balance		\$1859.79

Yours truly,

K. W. WRIGHT
COUNSEL TO THE CUSTODIAN

GHP/PR

INTERNEE FILE 522

TAKAHASHI, Hideo

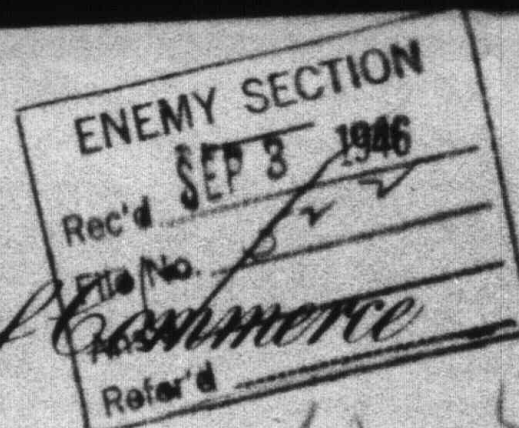
25 West 5th. Ave.

20th Feb. 1943



Please address all
communications to
"The Manager"

The Canadian Bank of Commerce



XI-522

Port Credit, Ontario,
August 27th, 1946.

Department of the Secretary of State,
Office of the Custodian,
509 Royal Bank Building,
Vancouver, B.C.

Dear Sir:

File No. 522 - Enemy Section
Re: Hideo Takahashi, Reg. No. 00655

We acknowledge receipt of your letter of 20th
instant enclosing cheque for \$1,459.61 which we have placed
to the credit of the above mentioned party in a new savings
account.

Yours truly,

R. E. Davis,
pro Manager.

RED:MB