

3610

INFORMATION FROM R.C.M.P.

Date August 30, 1943

Our File No. 3610

Full Name SAEGUSA, Kanae
(Surname in Block Letters)

Registration No. 08514 Male - Female
(check)

Age Feb. 29, 1908

Former Address 1626 W. 4th Avenue, Vancouver, B. C.

Date Evacuated April 17, 1942 Naturalized - Canadian-Born - National
(check)

Present Address C/o Dr. E. B. Potts, St. Thomas, Ontario
369 Wellington Street East, St. Thomas, Ontario.
Nov 5/47. 383 King St., Toronto, Ontario.

Married - Single
(check)

Name of Wife -----

Name of Husband -----

Name of Mother (Nee Tsukahara) Nani, (Dec'd) Name of Father Teinosuke - #11561

Names of Children under 16 -----

Requested by F.W.

Registered with Custodian -----
(Yes or No)

Additional Information Owner of 1 car; 1 house and land at above address.

OFFICE OF THE CUSTODIAN

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: SAEGUSA, Kanae,

HOME ADDRESS: 1626 W. 4th Ave., Vancouver, B.C.

REGISTRATION NUMBER 08514

SEX: Male

AGE:

34

OCCUPATION: Gardener

(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: Self

MARRIED? No

NAME OF WIFE OR HUSBAND: None

ADDRESS OF WIFE OR HUSBAND: None

NAMES OF ANY LIVING CHILDREN: None

ADDRESS OF CHILDREN: None

AGE OF CHILDREN:

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

1. LOCATION AND DESCRIPTION: Dwelling at 1626 W. 4th Ave., Vancouver, B.C.

Lot 16 - Block 249 - District 526 - Group 1 - New Westminster

District.

2. BUILDINGS AND OTHER IMPROVEMENTS: 2 story frame building with
patent and single roof, with garage and woodshed at back

Garden laid with stones for walk.

5 rooms

Stone on ground
floor - porch

3. INSURANCE (Give particulars; state where policies are) see attached sheet

4. TAXES (Amount and where payable) Taxes \$57.00 paid to Dec. 31st. 1940
City of Vancouver, B.C.

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: Held by Black Gavin & Co.,
Real Estate Agents, Hornby St., 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: Lives at 1626 W. 4th Ave., Vancouver, B.C.

2. LANDLORD'S NAME AND ADDRESS: Self

3. PARTICULARS OF LEASE AND RENT AND DATE TO WHICH PAID: None

4. STATE WHEREABOUTS OF LEASE: None

5. SUB-TENANTS, IF ANY (Give name, address, rent and to what date paid) None

6. IF FARM LAND, PARTICULARS OF CROPS SOWN: None

STATEMENT OF PERSONAL PROPERTY OWNED:

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

1x1 Chesterfield Suite, value \$69.50. 1 piano value \$265.00.

1 bookcase, 1 heating stove, 1 bookstand, 1 circular table,

1 bridge lamp, 12 pictures, 1 double bed, 1 bureau, 2 chest of

drawers, 1 wood range, 1 congoium, table and four chairs,

kitchen cabinet, camp stove, kitchenware, chinaware,

1 Oak Office Set, consisting of desk, filing cabinet, chair.

(see attached sheet)

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: 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)
\$300.00 owing from numerous people - all poor claims
7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts)
\$10.00 in War Savings Certificates, and .25 in War Stamps in owners' possession
8. BANK ACCOUNTS: Current Acct., Canadian Bank of Commerce, Fairview branch Vancouver, B.C. Present balance approximately \$100.00
9. LIFE INSURANCE: None
10. INTEREST IN ANY ESTATES OR TRUSTS: None
11. SAFETY DEPOSIT BOX: None

LIABILITIES:

1. PERSONAL DEBTS: Mc & Mc. Feed Store - 6th Ave., Vancouver, B.C. - \$28.00
H.R. Wills, Royal Oak, Burnaby, B.C. \$15.00 - Paid Oct 23/46
Wages to various men about \$800.00
\$235.00 owing to Traders' Finance Corporation, c/o Fogg Motors New Westminster, B.C. for 1939 Ford Coupe, held for sale by Fogg Motors, declarant to receive his interest when car is sold.
2. TRADE DEBTS: Sold

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 10th day of April 1942.

(Signature)

Witness

FOR DEPARTMENTAL USE

REAL PROPERTY SUMMARY

File 3610

JAPANESE NAME: Kanae SAEKUSA - - Reg. No. 08514.

CATALOGUE NO: Special Sale. Advertised 23rd March 1944.

PROPERTY ADDRESS: Numbers 1624 and 1626 West 4th Ave., Vancouver, B. C.

LEGAL DESCRIPTION: City of Vancouver, Lot 16, Block 249, District Lot 526, Group 1, New Westminster District, Plans 590 and 3863.

TITLE: In the name of Robert Porter & Sons Limited.

ENCUMBRANCE: Vesting 36992 - 6th October 1943.

ASSESSED VALUE: 1942 -
Land \$530.00
Improvements 700.00 Total \$1230.00 Taxes \$60.16.

CLASSIFICATION: Store and residence. A 2 storey frame building, flat roof, 25 x 20 with addition at back of 1 storey. Half of front part ground floor was occupied as a shoe repair shop and the other half as a Chinese Laundry. 3 rooms upstairs and the addition at the back occupied by the owner.

HISTORY OF ADMINISTRATION:

Kanae SAEKUSA appointed Black Gavin & Co., as agents, who rented a part of the front half to Lee Gee at \$5.00 per month, and the residential part of the building to George KARENS at \$15.00 per month. The gross receipts from these rentals for the period controlled by the Custodian were \$495.00.

The Title was subject to an unregistered Agreement of Sale dated the 15th May 1938 in favour of Kanae SAEKUSA at a price of \$600.00 of which \$200.00 was paid in cash and the balance was to be paid at \$20.00 monthly. This Agreement has been paid in full and a Deed given by R. Porter & Sons Ltd., to Kanae SAEKUSA, but this Deed was not registered on account of arrears of taxes due on the property and the Deed was subsequently mislaid. The duplicate of the Deed was obtained from Robert Porter & Sons and registered on the 28th September 1944. Title then passed to the Custodian by Transmission.

SOLD:

To Mrs. Jenny ORBEAN of Regina Sask. for \$1150.00 on the 8th August 1944. Sale was approved by the Advisory Committee on the 21st July 1944.

TITLE:

C. of T. was sent to Mrs. ORBEAN on the 10th December 1944 and receipt was acknowledged by her on the 13th December 1944.

FUNDS:

Released to the credit of Kanae SAEKUSA, sale price \$1150.00, plus rentals \$495.00, closing adjustments \$1.33, total \$1646.33; less Certificate of Encumbrance \$1.00, taxes \$237.73, insurance \$24.47, sundries \$30.65, commission on rentals \$33.70, repairs \$73.71, advertising \$9.87, appraisal \$10.00, registration fee \$12.55, commission on sale \$57.50, total \$491.18. Net amount released \$1155.15.

OLD C. OF T.
NO. 29780-L:

Was declared by the owner to be held by Black Gavin Co. Ltd.,
There is no further record on file.

NOTE:

Black Gavin & Co. Ltd., reported on the 14th January 1943 that
Kasee SANGUSA had purchased this property at a price of
\$600.00 and at the time of evacuation offered to sell at
\$800.00. It is also to be noted that the Merchant Marine
Insurance Co. refused to insure the building in excess of
\$500.00.

The above summary is certified to be in accordance with the
information on file and on record by accounting department.

DATED August 9th, 1946.

Jaulhaaphum

IM:ML

FIRE INSURANCE SUMMARY

File 3610

Re: Korea SARINSA

Reg. No. 08514.

The insurance in effect on this property on the date of evacuation and the renewals thereon were as follows:

The building was insured in the Merchant Marine Insurance Co., policy 280259 for \$1000.00 expiring on the 22nd April 1943. Renewed by policy 282119 - \$1000.00 expiring on the 22nd April 1944, the premium of \$9.20 being paid by the Custodian on the 2nd April 1943. This was renewed by policy number 283925 in the amount of \$500.00, expiring on the 22nd April 1945 and the premium of \$4.60 was paid by the Custodian on the 19th April 1944. Policy was transferred to the purchaser, Jenny ORSEAN, on the 4th October 1944.

The plate glass of the building was insured prior to evacuation in the Occidental Insurance Co., policy expiring on the 7th May 1943. This was renewed by the Employers Liability Assurance Corporation Ltd., policy 243280, expiring on the 7th May 1946, and the premium of \$10.67 was paid by the Custodian on the 13th May 1943. Policy was transferred to the purchaser, Jenny ORSEAN, on the 4th October 1944.

This summary is certified
to be in accordance with
the information on file.

[Signature]
DATED August 9th, 1946.

IN:ML

██████████ ██████████

452

[illegible]

08514

NAME

SANGUISA, Kanoo

(See also File 12995)

FILE NO.

CARD NO. 2

3613

COMPANY	POLICY NO.	AMOUNT	EXPIRATION			PROPERTY
			MONTH	DAY	YEAR	
Metropolitan Union Insurance Company	Transferred to new Owner - Bartley - 4-1-46 P. 264780	\$1,500.00	April	1st	1944	E. side of & known as Nos. 349-351 E. Georgia St., betw. Gore and Dunlavy Aves., Lt. 12, S12, S7, D.L. 196, Vancouver, B. C.
Maritime Insurance Co.	Transferred to new Owner - Bartley - 4-1-46 444781	\$1,500.00	April	1st	1944	E. side, Nos. 349-351 E. Georgia St., betw. Gore & Dunlavy Aves., Lt. 12, S12, S7, D.L. 196, Vancouver, B. C.
Occidental Fire Insur. Co. (Glass Policy)	Remained - 3890 - All Plate Glass Ltd. G. 13743	Various	March	1st	1943	347 E. Georgia St., Vancouver, B. C.
B.C. Plate Glass Insurance Company	Transferred to new Owner - Bartley - 4-1-46 31890	Plate G.	March	31	1946	349-351 E. Georgia St., Vancouver, B. C.
Merchants' Marine Ins. Co. Ltd.	Remained - P. 283976 - Merchants' Marine 283976	\$1,000.	April	22	1944	1624-1626 West 4th Ave. Vancouver, B. C.
Employers Liability Assurance Corp.	Transferred to new Owner - Outman & Holist 845280	Same	May	7	1946	1624-1626 W. 4th Ave. Vancouver, B. C.

Mr. Kanoo Sanguis's interest
in real property known as
349-351 E. Georgia St. was assigned
to St. Hamlyn, # 07111, File 12995
as at February 17, 1936.

E. Robertson
August 12/46.

14

NAME

SARGUSA, Renee

FILE
NO.

CARD NO. 1

3610

(See also File 12995)

COMPANY	POLICY NO.	AMOUNT	EXPIRATION			PROPERTY
			MONTH	DAY	YEAR	
Employers' Liability Insurance Corp., Ltd.	Renewed - Pol # 245250 543218 3 State Class	\$1,000.	May	7	1943	1624-26 W. 4th Ave. Vancouver, B. C.
Merchants' Marine Insurance Co., Ltd.	Renewed - Pol # 252119 250919	\$1,000.	April	28	1943	1624-26 W. 4th Ave. Vancouver, B. C.
American Alliance Insurance Co.	Renewed - Pol # 251000 411735	\$1,500.	April	1	1943	347-351 E. Georgia St. Vancouver, B. C.
Central Union Insurance Company	Renewed - Pol # 264750 264696	\$1,500.	April	1	1943	347-351 E. Georgia St. Vancouver, B. C.
Maritime Insurance Co.	Renewed - Pol # 444751 444319	\$1,500.	April	1	1943	347-351 E. Georgia St. Vancouver, B. C.
American Alliance Insur. Company	Transferred to new owner - Bentley 412385 Renewed under File 12995	\$1,500.	April	1	1944	on the North Side of and known as Nos. 347-351 E. Georgia St. betw. Gore & Denison Aves., Lt. 17 Bldg. 17, E. 17th St. Vancouver, B. C.

(See Card 2)

3610
acct of
reports
47382
C. B. B.

29-4-43

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LIABILITY SUMMARY

File No. 3610

Re: Kanae SAEGUSA - Reg. No. 08514

August 12, 1946

The following claims were filed with the Custodian against the above Japanese person:

1. McLellan & McCarter Ltd. - \$28.00. We wrote to Saegusa regarding this claim which he had reported in his JP form and he confirmed it as correct in his letter to us dated January 18, 1943. This account was paid from funds in the hands of the Custodian on April 5, 1944 and Saegusa was so advised on April 10, 1944. (PAID).
2. Tsurukichi KUSANO - \$218.10. This claim was filed by Kusano on April 16, 1942 and Saegusa was advised of the claim on January 7, 1943. His reply on January 18, 1943, was to the effect that to cover this claim he had given a Promissory Note payable after the war and that the amount should be \$188.10 as Mrs. Saegusa before leaving, had paid on the note an amount of \$30.00. Saegusa offered to pay this liability if reduced to \$150.00 and this offer was accepted by the creditor on March 15, 1944. Accordingly, the account of Kanae SAEGUSA was debited with the amount of \$150.00 and same credited to the account of Tsurukichi KUSANO on April 5, 1944. Both creditor and debtor were so advised on April 10, 1944. (PAID)
3. HIGHLAND SAND & GRAVEL CO. LTD. - \$28.88. This company filed their claim of \$28.88 with us on April 28, 1942, which was confirmed by Saegusa on January 18, 1943 and paid by the Custodian on April 5, 1944. Saegusa was advised of this payment on April 10, 1944. (PAID)
4. KERRISDALE LUMBER CO. - \$22.67. This claim was filed on December 7, 1942 and confirmed by Saegusa on January 18, 1943. The Custodian paid the above claim on April 5, 1944 and so advised Saegusa on April 10, 1944. (PAID)
5. Takamura IDA - \$200.00. This claim was filed on July 21, 1942 and was confirmed by Saegusa as to \$180.00 on February 13, 1944; and a compromised offer was made by Saegusa of \$150.00. The account of Kanae Saegusa was accordingly debited with \$150.00 and that of Takamura IDA credited with a like amount. Both debtor and creditor were so advised on April 10, 1944. (PAID)
6. Saitoku WATANABE - \$203.42. This claim was filed by Watanabe on February 26, 1944. In our reply dated March 2, 1944 we stated to Watanabe that he was rather late in filing his claim but we would submit it to Saegusa and advise him of the result of our action. No reply was received to our letter and we advised Mr. Watanabe on May 23, 1946 to contact Saegusa direct. (Not paid)
7. H.R. Wills, Royal Oak, Burnaby - \$15.00. This was declared by Saegusa in his Jp form dated April 10, 1942 but no claim was filed by Mr. Wills and no action regarding same has been taken by the Custodian. *As requested by Mr. H. Saegusa in letter dated Oct. 10, 1946, this claim was paid from funds in his file on Oct. 25/46.*

In his JP form Kanae SAEGUSA also stated he owed about \$800.00 in wages. This included the KUSANO claim of \$218.10 and may also have included the IDA and WATANABE claims of \$200.00 and \$203.42 respectively.

CLAIMS ON THIS FILE ARE NOW CONSIDERED CLOSED.

The above summary is certified to be in accordance with the information on file: *E. Robertson*

PERSONAL PROPERTY SUMMARY

File No. 3610

August 12, 1946

Re: Kanae SAEGUSA (Mr.)
Registration No. 08514.

CHATELS:

See Chatels [REDACTED] Summary attached.

SPECIFIED
ARTICLES:

A 1939 Ford Coupe was surrendered by the above Evacuee to Fogg Motors Limited for sale. An amount of \$235.00 was owed by SAEGUSA on this car to Traders' Finance Corporation, and this amount was deducted from sale price received, together with repairs and selling expenses. On December 31st, 1942, a net amount of \$337.83 was credited to SAEGUSA's account with the Custodian as a result of the sale. (See Supplementary Summary attached).

BONDS; etc.

This Evacuee declared the following:

\$10.00 War Savings Certificates) in owner's
.25 War Stamps) possession.

No action regarding the above has been taken by the Custodian.

Bank Account:

SAEGUSA declared in his JP form "Current Account, Canadian Bank of Commerce, Fairview Branch, Vancouver - present balance approximately \$100.00". No action regarding this account has been taken by the Custodian.

ACCOUNTS
RECEIVABLE:

In his JP form Kanae SAEGUSA declared "\$800.00 owing from numerous people - all poor claims". A review of his file in this connection reveals the following: claims were filed by Saegusa in a letter dated January 18, 1943:

*Copy 1/1/43
replied on Sept. 1/46 to Underhill. (Jan. 27/43 letter to Underhill was not received until Jan. 1947. 3rd payment received after letter to Mr. K. Saegusa on Feb. 18/43. 7th paid in full.)*

H. UNDERHILL, 5515 Somerset Crescent, Vancouver - \$160.32. Saegusa stated Mr. Underhill refused to pay this claim, which is owing for gardening work done over a period of 10 years. We wrote to Mr. Underhill on February 1, 1943, on April 5, 1943, February 18, 1944 and again on April 24, 1944 but no replies have been received by this office. Saegusa was advised on April 30, 1943 of our inability to get an answer to our letters of February 1st and April 5th. *Mr. Underhill*

Miss Myrtle NIXON, 1685 W. 14th Ave., Vancouver - \$30.60. Saegusa stated Miss Nixon refused to pay this account as she stated the man Saegusa sent her ruined her mower. We wrote to her on February 1, 1943 and again on April 5, 1943 but received no reply to our letters. Saegusa so advised on April 30, 1943.

Mr. David BLAIR, 6395 Carnarvon St., Vancouver - \$175.00. Saegusa stated this man refused to pay this account as he stated Saegusa did not complete the work satisfactorily but would send him the money after deducting the cost of completing the work. Saegusa stated he wrote regarding this but received no reply. We wrote the debtor on February 1, 1943 and on February 24, 1943 Mr. Blair called at this office and stated he had

a counter claim against Saegusa and would write to us giving the full details. On April 4, 1943 we again wrote to Mr. Blair informing him that we had not received the letter he had advised us he was writing to us. No further action regarding this has been taken, according to information on the file.

Mr. CONKEY, 3115 Marine Drive, S.W. - \$6.80. In reply to our letter of April 5th, 1943, Mr. Conkey sent us a cheque for the above amount in full payment of the Japanese claim, but stated it was in excess of what he figured it should be.

A. SIMPSON or Mr. Van NORMAN, Hudson Street, Vancouver - \$90.00. Saegusa stated he contracted to lay the lawn at this place (correct address unknown) for \$150.00 and received payment of \$60.00, the balance of \$90.00 was left unpaid. He stated the responsibility for payment of the balance was passed from one of the above two men to the other. We wrote to Mr. Van Norman on February 4, 1943 regarding this claim and he replied on February 10th stating this claim was not against him, although Mr. Saegusa had built the lawn ~~for him~~ at this place under his direction, but said he did not know of the above amount owing by Mr. Simpson. We then wrote to Mr. Van Norman under date of April 5th, 1943, asking for the full address of Mr. Simpson and any other particulars regarding this claim, to which Mr. Van Norman replied on May 7th, 1943 that he did not know any of the details in connection with Mr. Simpson's residence as it was in 1937 that he had the contract for the place, nor did he know anything about this claim against Mr. Simpson by the Japanese. On April 30, 1943 Saegusa was advised that Mr. Van Norman said the claim was not against him and when we asked for Mr. Simpson's full name and address no reply had been received. Nothing further has been done in connection with this account.

Mr. Gilbert HOGG, Barrister, 475 Powell St., Vancouver. In his letter of January 18, 1943, Mr. Saegusa stated that other accounts were entrusted to Mr. Hogg for collection but had now informed Saegusa that he was unable to collect the total sum but that we could obtain particulars from Mr. Hogg. Saegusa also stated that Mr. Hogg owed him an amount of \$50.00 for work done on his own grounds. We wrote to Mr. Hogg on February 2, 1943 for a list of the accounts, etc., and again on April 5, 1943 but no replies were received to our letters. Mr. Saegusa was advised on April 30, 1943 that we were unable to get a reply from Mr. Hogg.

Mr. R. L. Mills, 579 W. 27th Ave., Vancouver, B.C. It was for gravel used for laying a driveway at this man's property that Saegusa incurred the debt of \$28.88 which we paid to the Highland Sand & Gravel Co. on April 5th, 1943. Mr. Saegusa stated in his letter of January 18, 1943 that when he telephoned Mr. Mills that he could not stay in the city any longer, due to evacuation of Japanese, and asked him to clear up the money he now owed him (Saegusa), Mr. Mills refused stating that the work on the driveway was not satisfactory. No amount is stated in this case, but on writing to Mr. Mills under dates of February 4, 1943 and April 5th, 1943 no reply was received by this office. Mr. Saegusa was advised on April 30, 1943 that no letter was received by us in reply to our letters to Mr. Mills.

No further action regarding the collection of accounts receivable is being taken by the Custodian.

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

E. Robertson

CHATELS SUMMARY

File 3610
File 3301

Kanae SAEGUSA (Mr.)
Teinosuke SAEGUSA (father)

Reg. No. 08514
Reg. No. 11561

A number of chattels were declared by Kanae SAEGUSA as being left at 1626 W. 4th Avenue, also a roller and grass mower at 5438 Granville Street and a wheelbarrow stored at Mr. Harrison's, West Vancouver, B.C. In a letter dated June 19, 1942, the agent, Black, Gavin & Co. reported that the shoe repair equipment was still in the shoe repair section of the building, under lock and key, and the furniture was stored in two rooms on the second floor, also under lock and key.

The father, Teinosuke SAEGUSA, who formerly operated the shoe repair shop which formed part of the front of the premises on the ground floor, declared the shoe repair equipment, and the above-mentioned furniture was declared by the son.

According to letters on file dated May 18th and June 3, 1942, the Shoe Stitcher and one Motor were rented to the B. C. Security Commission at a rental of \$10.00 per month, which rental was to be paid to Denby Bros. Co., Vancouver, on account of the unpaid balance of \$250.00 by T. Saegusa on the Shoe Stitcher. In Barrett-Lennard's letter dated June 11, 1942, they stated that T. Saegusa advised that the Sole Presser and all his tools were located at Hastings Park and one sewing machine and one finishing machine with motor, also old second hand shoes, were still in the store at 1626 W. 4th Avenue. Barrett-Lennard advised that T. Saegusa was considering taking all the equipment with him when he was evacuated.

Barrett-Lennard also listed the articles stored in the two rooms above the store and advised us that T. Saegusa had said he wished them left there and stated his son, Kanae, had no intention of renting the store and rooms upstairs in which the furniture was stored. The father also advised that it was his wish that any furniture which he was unable to sell before evacuation be left where it was.

On November 21, 1942, Mr. Spain wrote to the father, T. Saegusa, stating that our representative had called at the various addresses mentioned in the declaration and was only able to discover at 1626 W. 4th the following:

Numerous old unrepai red shoes, 1 bed and spring, 3 store counters,
1 roll linoleum, a quantity of old books and 12 pictures.

and on visiting 5438 Granville Street there was no trace of the grass mower and roller mentioned in the declaration to the Custodian.

In a memo on file dated October 16, 1944 Mr. Spain advised that he called at 1626 W. 4th that day and was informed by the tenant, Mrs. Davis, that no chattels remained at that address. Mr. Spain stated there was nothing there but rubbish which the tenant was instructed to destroy.

The question of the wheelbarrow declared by Kanae Saegusa to be left with a Mr. Harrison, West Vancouver, had not yet been dealt with.

Oct. 23/46: This wheelbarrow has been traced and is located at the home of Mr. A.C. Harrison, 981 Anderson Crescent, West Vancouver. It will be picked up by the Custodian when in that district and sold at auction (if of any value), and the proceeds credited to Saegusa's account. We advised Saegusa of this in our letter of October 9th and he replied as follows: "The wheelbarrow case is entirely in your decision". When this article is brought in and auctioned Mr. Saegusa will be advised. - SEE OVER

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

E. Robertson
E. Robertson.

February 16, 1945.

MEMORANDUM: File 3610

Re: Kanae SAEGUSA, Reg. 08514

ARTICLE: 1939 Ford Coupe, Engine #0-11995

Surrendered to Fogg Motors Ltd. for sale.

Sale Price - \$675.00

Lien 235.00

Repairs &
Selling Exp. 102.17

Net Equity 337.83

675.00 675.00 (See Dec. 21, 1942.)

Cheque for \$337.83 received by Custodian on Dec. 31, 1942.

J. Macdonald

REG. NO.		NAME			FILE NO.	
08514		SAEGUSA, Kanee			3610	
07111		HAMAGAKI, Teiichi (Mrs. Ito)			L-935	
ASSURED THE ESTATE OF LAMBERT BOND						
COMPANY	POLICY NO.	AMOUNT	PREMIUM	RATE	TERM	EXPIRATION
American Alliance Insur Company	412005	\$1,500.00	\$12.75	.05¢	1 yr.	April 1st, 1924.
PROPERTY INSURED \$1,500.00 on the 3-storey brick bldg., patent roof, Junk Storage & Rooms.			LOCATION N. side Ross. 349-351 Georgia St., E., betw. Gore and Dunlevy Aves., Lt. 17, Bk. 27, D.L. 196, Vancouver, B. C.			
LOSS PAYABLE		INSURANCE AGENT		RENTAL AGENT		
Kanee Saegusa		E. E. Rand & Fowler Ltd.		E. E. Rand & Fowler Ltd.		
ENDORSEMENTS Transferred to New Owner - Barton - 4-1-24						

REG. NO.	NAME		FILE NO.			
06914	<u>SABUSA, Kense</u>		<u>7610</u>			
07111	HAMAGAKI, Teiichi (Mrs. Ito)		12995			
ASSURED						
ESTATE OF LAURENT BOND						
COMPANY	POLICY NO.	AMOUNT	PREMIUM	RATE	TERM	EXPIRATION
Mercantile Insurance Company	444761	\$1,500.00	\$12.75	.85%	1 year.	April 1st, 1944.
PROPERTY INSURED			LOCATION			
\$1,500.00 on the 3-story brick bldg., patent roof, Junk Storage & Rooms.			N. side of and known as Nos. 349-351 E. Georgia Street between Gore and Dunlevy Aves., Lt. 17, Bldg. 27, D.L. 196, Vancouver, B.C.			
LOSS PAYABLE		INSURANCE AGENT		RENTAL AGENT		
Insured		E. E. Rand & Fowler Ltd.		E. E. Rand & Fowler Ltd.		
ENDORSEMENTS						
Transferred to New Owner - Bartosz - 4-1-44.						

REG. NO. 06514 07111		NAME <u>SANTIA, Kaseo</u> KANAGAKI, Tetsuro (Mrs. 1st)			FILE NO. <u>1001</u> 1-775	
ASSURED ESTATE OF LAMBERT DOND.						
COMPANY Central Union Insurance Company	POLICY NO. P.254750	AMOUNT \$1,500.00	PREMIUM \$12.75	RATE .85¢	TERM 2 yr.	EXPIRATION April 1st, 1944.
PROPERTY INSURED \$1,500.00 on the 3-story brick bldg., patent roof, junk storage & rooms			LOCATION B. side Nos. 147-151 George St., E., between Gore and Dunlevy Aves., Lt. 17, Blk. #7, D. L. 196, Vancouver, P. C.			
LOSS PAYABLE Kaseo Senguen		INSURANCE AGENT E. E. Bond & Fowler Ltd.		RENTAL AGENT E. E. Bond & Fowler Ltd.		
ENDORSEMENTS <i>Transferred to New Owner Bartooy 4-1-44</i>						

REG
NO.

08514

07111

NAME

SAROUA, Kanes

HARAGAKI, Teiichi (Mrs. Ito)

FILE
NO.

1619

12795

ASSURED

SECRETARY OF STATE OF CANADA acting in his capacity as CUSTODIAN

COMPANY

P.C. Plate Glass
Insurance Company

POLICY NO.

11600

AMOUNT

Plate
Glass

PREMIUM

\$6.45

DATE

--

TERM

3 Yr. Expires 31, 1946

EXPIRATION

PROPERTY INSURED

Plate Glass Insurance

LOCATION

349-351 East Georgia St.
Vancouver, B. C.

LOSS PAYABLE

ASSURED

INSURANCE AGENT

E.E. Rand & Fowler Ltd.

RENTAL AGENT

E.E. Rand & Fowler Ltd.

ENDORSEMENTS

Transferred to New Owner - Barting - 4-1-44

REG
NO.

NAME

FILE
NO.

08514

SABOUSA, Kanoo

3610

ASSURED

THE SECRETARY OF STATE OF CANADA acting in his capacity as
CUSTODIAN FOR KANAN SABOUSA

COMPANY

Employers' Liability
Assurance Corp.

POLICY NO.

849280

AMOUNT

\$---

PREMIUM

\$10.67

RATE

TERM

3 Yr. May 7, 1946

EXPIRATION

PROPERTY INSURED

State Glass Insurance

LOCATION

1624-1626 W. 4th Ave.
Vancouver, B. C.

LOSS PAYABLE

ASSURED

INSURANCE AGENT

Black, Gavin & Co. Ltd.

RENTAL AGENT

Black, Gavin & Co. Ltd.

ENDORSEMENTS

Transferred to New Owners - Orlean - 4/10/47

STATEMENT OF REAL PROPERTY

Insurance:- The building insured for \$1000.00 with
The Employers' Liability Assurance Company of London,
Eng. Agent, Black Gavin Co., 693 Hornby St., Vancouver, B.C.

The stock and materials in the building insured
for \$600.00. The Merchants Marine Insurance Co.,
London Eng.,

The Plate glass insured for loss by damage or breakage
with Employers Liability Assurance Co., London Eng.,
agents, Black Gavin Co., 693 Hornby St., Vancouver, B.C.

Premiums paid to date.

STATEMENT OF PERSONAL PROPERTY OWNED.

1 Mahogany bedroom suite, 1 table lamp, 2 sets of
bedposts and springs, mattresses, 1 rug, 2 cases
of Phonograph records, 1 gas heater, 1 bamboo table
1 bamboo bookcase.

Garden and Carpenter tools, value \$100.00, all above
~~items~~ stored at 1626 W. 4th Ave., Vancouver, B.C.

Roller and grass mower stored at ~~5438~~ Granville St.,
value \$50.00

Wheel barrow, value \$7.50, stored at Harrison,
West Vancouver.

Japanese Musical Koto, value \$50.00 at 1626 W. 4th Ave.,
Vancouver, B.C.

One 1939 Ford Coupe value \$875.00 held by Fogg Motors,
New Westminster, B.C. which they have repossessed,
when sold declarant is to receive his equity of
approximately \$600.00.

This Indenture

Made the **Fifteenth** day of **November** in the year of our
 Lord one thousand nine hundred and **forty**.

In Pursuance of the "Short form of Deeds Act"

Between

ROBERT PORTER & SONS, LIMITED, a body corporate whose head
 office is in the City of Victoria, in the
 Province of British Columbia,

Insert full Name
 Street Address and
 Occupation of
 Grantor and of
 Grantee.

(hereinafter called the "Grantor")

AND

KANAE SAEKUSA, of 1626 West Fourth Avenue, in the City of
 Vancouver, in the Province of British Columbia
 Gardener,

(hereinafter called the "Grantee")

Witnesseth, that, in consideration of Six hundred

Dollars of the lawful money of Canada now paid by the said Grantee to the said Grantor
 (the receipt whereof is hereby by him acknowledged) he, the said Grantor, **Both Grant**
 unto the said Grantee, his heirs and assigns **FOREVER** :

All and Singular that certain parcel or tract of land and premises situate, lying and being
 in the City of Vancouver, in the Province of British Columbia and more
 particularly known and described as Lot Sixteen (16) in Block Two
hundred and forty-nine (249) in the Subdivision of District Lot Five
hundred and twenty-six (526), Group One (1), New Westminster District,
 according to a map or plan of the said Subdivision deposited in the
 Land Registry Office at Vancouver, B.C. and numbered 590 and 3863.

Together with all buildings, fixtures, commons, ways, profits, privileges, rights, easements and appurtenances to the said hereditaments belonging, or with the same or any part thereof, held or enjoyed, or appurtenant thereto; and the estate, right, title, interest, property, claim and demand of him, the said Grantor, in, to, or upon the said premises.

To have and to hold unto the said Grantee, his heirs and assigns, to and for his and their sole and only use forever; ~~Subject nevertheless~~ to the reservations, limitations, provisos and conditions expressed in the original grant thereof from the Crown.

That the said Grantor Covenants with the said Grantee that he has the right to convey the said lands to the said Grantee, notwithstanding any act of the said Grantor and that the said Grantee shall have quiet possession of the said lands, free from all encumbrances.

And the said Grantor Covenants with the said Grantee that he will execute such further assurances of the said lands as may be requisite.

NOTE.—Where the person making the acknowledgment is personally known to the officer taking the same, strike out the words in brackets.

Catalogue No. - Advertised 23/3/44
File No. 3610
1626 West 4th Avenue, Vancouver
16/249/526

December 8, 1944.

MRS. JENNY ORRMAN
(purchaser)

In account with The Custodian of Enemy Property

STATEMENT OF ADJUSTMENTS

(as at August 8, 1944)

	DEBIT	CREDIT
Purchase Price	\$1,150.00	
Cheques received		\$1,150.00
Water - June 8th to Aug. 7th @ \$2.65 Mo.		5.30
<u>Amount of rental</u>		
August 8th to August 15th - 7/31 x \$14.25		3.22
August 16th to September 15th)		
September 16th to October 15th) 2 x \$14.25		28.50
Registration fees on deed - \$1150.00	6.55	
Insurance premium - 58.25 x \$10.67	6.21	
Insurance premium - 70.45 x \$ 4.60	3.24	
Purchaser's proportion of 1944 taxes - 145/365 x \$56.27	22.35	
Balance owing by purchaser		1.33
	<u>\$1,188.35</u>	<u>\$1,188.35</u>

BALANCE OWING BY PURCHASER \$1.33

STATEMENT RE SALE OF:

Name: SANGUSA, Kanne

Catalogue No: Advertised 23/3/44

File No: 3610

Street Address: 1626 West 4th.

Reg.No. 08514

Legal Description: L/16/249/526

Date of Sale and Adjustments August 8th, 1944.

Sale Price

\$ 1,150.00

Real Estate Agents Commission

\$ 57.50

Charge for Valuation

10.00

Charge for Advertising

9.87

Land Registry Office Transmission Fee

6.00

~~Insurance:~~

~~Fire Insurance~~

~~Mortgage~~

~~Water~~

~~Other charges~~

Adjustments:

Fire Insurance

6.21

Taxes

3.24

Water

22.35

5.30

28.60

\$ 1,81.80

Net Proceeds credited to your account

1093.13

Date: January 11th, 1945

George Peters

Compiled by:

CLAIM

File No. 3610

DATE

Feb. 26/44.

CREDITOR

Saitoku WATANABE

DEBTOR

Kanae SAEGUSA

AMOUNT OWING

\$203.42

AGENT

nil

ORIGINAL FILE

7824 (letter dated Feb. 26/44)

1342
/Q

CLAIM

File No. 3610

DATE

April 16, 1942.

CREDITOR

Mrs. Tsuyo Tsurukichi KUSANO
(owing to husband)

DEBTOR

Kanae Saegusa
1624 Fourth Avenue, Vancouver
(c/o Dr. Potts, St. Thomas, Ontario)

AMOUNT OWING

\$218.10

AGENT

ORIGINAL FILE

9019 ✓

Dec. 22, 1942.

Amac Kay
B. T.

COPY

FOGG MOTORS LIMITED

848 Carnarvon St.
New Westminster

December 19th, 1942

To: Mr. Kanae Saegusa

1939 Ford Coupe, Engine #0-11995

Sale price of car		\$675.00
Amount owing Traders Finance Corpr. Ltd. and paid by Fogg Motors Ltd.	235.00	
Interest on \$235.00 to December 14th	8.68	
Insurance to December 14th	5.85	
Repairs and reconditioning as attached statement	20.14	
Salesman's Commission 5%	33.75	
Dealer's Commission to cover cost of handling, etc. 5%	33.75	
Net equity	337.83	

\$675.00 \$675.00

in March '4

COPY

Form 104
129,000-1-41CHART
No.

CONDITIONAL SALE CONTRACT

NOTE
No.Dated at NEW WESTMINSTER B. C. this 25th day of March 19 41
(City or Town) (Prov.)REGISTRATION DISTRICT (COUNTY IN WHICH PURCHASER RESIDES) 1626 Fourth Ave., New Westminster

The undersigned vendor hereby sells and the undersigned purchaser hereby purchases, subject to the terms and conditions hereinafter set forth, the following property (receipt of which in good order and condition and in accordance with all representations and warranties made by or on behalf of the vendor is hereby acknowledged by the purchaser), namely:

New-Used	Year Manufactured	Make	Model	Type of Body	Serial No.	Motor No.	License No.	No. of Cylinders	Truck Tons Cap.
Used	1939	FORD		Coupe	0-11995	0-11995		8	
PLEASE DESCRIBE EXTRA EQUIPMENT SUCH AS DUMP BODIES, HOISTS, RADIOS, ETC. IN SPACE PROVIDED AT LEFT.									

TRUCK TIRE SERIAL NUMBERS

Cash Delivered Price \$975.00 Radio \$ 21.50 Extra Equip. \$ 896.50
Territorial Charge (Including Insurance) State coverage) \$ 896.50
Insurance—Radio \$ 896.50
Cash Payment on or before delivery \$ 450.00
Trade-in FORD Coupe 016B-3050 1936 \$ 450.00 \$ 450.00
(Make) (Body) (Serial) (Year)
Unpaid Balance \$ 446.50
Deferred Balance (Unpaid balance, plus finance charges) (from CHART No.) \$ 505.00
Payable in 17 monthly instalments of \$ 27.00 each, and 1 instalment of \$ 46.00 each, payable on the same day of each successive month, and commencing one month from the date hereof, OR commencing on

day of OR as indicated below:—

SCHEDULE OF UNEQUAL PAYMENTS

\$ 1 Mo. hereafter	\$ 7 Mos. hereafter	\$ 13 Mos. hereafter	\$ 19 Mos. hereafter
\$ 2 Mos. hereafter	\$ 8 Mos. hereafter	\$ 14 Mos. hereafter	\$ 20 Mos. hereafter
\$ 3 Mos. hereafter	\$ 9 Mos. hereafter	\$ 15 Mos. hereafter	\$ 21 Mos. hereafter
\$ 4 Mos. hereafter	\$ 10 Mos. hereafter	\$ 16 Mos. hereafter	\$ 22 Mos. hereafter
\$ 5 Mos. hereafter	\$ 11 Mos. hereafter	\$ 17 Mos. hereafter	\$ 23 Mos. hereafter
\$ 6 Mos. hereafter	\$ 12 Mos. hereafter	\$ 18 Mos. hereafter	\$ 24 Mos. hereafter

THE PURCHASER AGREES TO PAY THE AMOUNT OF THE ABOVE DEFERRED BALANCE AT THE OFFICE OF TRADERS FINANCE CORPORATION LIMITED in the said instalments, with interest thereon after maturity of each instalment at 10% per annum.

THIS CONTRACT IS SUBJECT TO THE FOLLOWING TERMS AND CONDITIONS:

- Wherever the word "Property" is used in this contract such word shall be deemed to extend to and include the property described complete with attachments, accessories and equipment and in the singular or plural number, as the case may be.
- The deferred balance hereby secured is also secured by a Promissory Note bearing even date herewith for the principal sum hereby secured, payable in like instalments to those herein contained.
- The purchaser agrees that the said Promissory Note is a negotiable instrument, that the vendor may discount and negotiate the same as a negotiable instrument without being subject to the equities as between the parties hereto, and agrees that the person or corporation discounting the note or to whom the same is endorsed shall be a holder in due course thereof.
- Any equipment, repairs or accessories placed upon said property during the continuance of the contract shall be and become a component part thereof and be included in the terms of this contract and covered by all the provisions hereof.
- The title and ownership in and to the said property shall remain in the vendor or his assigns at the risk of the purchaser until the entire purchase price and interest and all costs are fully paid in cash; this to include the payment of any note, renewal note or extension given or any judgment secured.
- The purchaser agrees THAT HE WILL NOT USE OR PERMIT THE SAID PROPERTY TO BE USED FOR HIRE and will not part with the possession or control of the said property; that he will not remove or cause or permit the said property to be removed for a period of longer than thirty days from the county or district within which the purchaser resided at the time of delivery; that he will keep the said property in as good condition as it was at the time of purchase; that he will keep the said property free and clear of and from any and all liens and encumbrances; that in the event of any lien or encumbrance being placed or acquired against the said property, the vendor may pay off the same and add the amount thereof with all costs to the amount hereby secured, which amount shall become due and payable forthwith.
- The loss, injury or destruction of the said property shall not operate in any manner to release the purchaser from his liability hereunder or under the said note or any extensions thereof. In the event that the property shall be at any time confiscated, impounded, or otherwise seized by any governmental authority, such governmental authority is hereby authorized and directed to deliver the property to the Vendor or the Assignee of this contract.
- The purchaser agrees that any insurance coverage carried by him in respect of the said property against any hazard whatever, and the loss, if any, payable thereunder, is hereby assigned to the vendor. The purchaser hereby appoints Traders Finance Corporation Limited as his attorney for the purpose of applying for and placing such renewal insurance as it may in its sole discretion deem fit, and to execute all documents for that purpose; and the purchaser hereby agrees that he will upon demand pay all premiums paid by Traders Finance Corporation Limited or in respect of which it has made itself liable, together with interest thereon at 10% per annum, the whole of which shall be secured hereby.
- On default in the due payment of any of the sums hereby secured or on default or breach of any of the covenants or agreements herein contained, or in the event of any proceeding in bankruptcy being taken by or against the purchaser or in the event of the death of the purchaser or should the vendor for any reason deem itself insecure, of which insecurity the vendor shall be the sole judge, or in the event that the property shall be seized or confiscated under any Provincial or Federal law, whether such seizure shall be followed by a conviction or not, the entire unpaid deferred balance of the note and contract shall forthwith become due and payable and the vendor may, with or without legal process, take immediate possession of the said property and all attachments, accessories and equipment and concurrently therewith bring suit against the purchaser for the balance due under this contract and/or the said note. Upon the happening of any of the said events and whether or not repossession, resale or redemption of the said property takes place the purchaser agrees to pay to the vendor any expenses incurred by the vendor for repossession costs, repairs, legal costs on solicitor and client basis or of any other nature or kind, all of which shall fall due and be payable forthwith.
- After repossession of the said property and concurrently with any suit for the unpaid deferred balance the vendor may with or without notice and with or without advertising sell the said property by private or public sale. The purchaser agrees that the vendor may be a purchaser at such sale. Upon such sale the vendor may accept as part payment of the sale price any property at such valuation as it in its discretion deems fit and may make such repairs as it deems necessary to such property taken in as part payment and charge the cost of such repairs and of the resale of such property against the sale price allowed in respect thereof. The proceeds of any such sale or sales when actually realized and received in cash after deduction of all storage charges, removal expenses, repair costs, salesman's commission on sale, legal expenses (including all reasonable solicitor and client charges) and all other charges and expenses whatsoever in connection with taking possession, removal, storage, repair and sale of the said property, shall be applied in reduction of the balance of the deferred balance unpaid and the purchaser shall be and continue liable for any deficiency thereafter.
- The purchaser expressly waives any action, cause of action, claim or demand which he may have by reason of any act which the vendor or his assigns may have done or left undone, in connection with the re-taking or attempted re-taking of the property under any of the provisions herein, and releases and discharges said vendor and his assigns of and from all such actions, causes of actions, claims and demands. It is explicitly understood and agreed by the purchaser that this contract is entered into with a view to its assignment to Traders Finance Corporation Limited; and the purchaser hereby releases and discharges such Traders Finance Corporation Limited, its successors and assigns from all actions, causes of actions, claims and demands of every kind and nature whatsoever which the purchaser has or may have against the vendor alone or jointly with Traders Finance Corporation Limited or otherwise howsoever in respect of any act, omission, matter or thing whatsoever done or omitted to be done in connection with the repossession of the said property or sale thereof, the condition thereof or the operation thereof.
- The purchaser agrees that any action brought upon this contract or the said note may be brought and place of trial shall be at the place where the writ is issued by the Vendor.
- The purchaser agrees that there are no representations, warranties, agreements or conditions, statutory or otherwise affecting the rights and liabilities of the parties hereto other than as specifically contained herein.
- Time is of the essence of this contract.
- If this contract is made in the Province of Quebec, the parties hereto elect domicile in the District of Montreal or Quebec as shall be determined by the Vendor.
- Any provision in this contract prohibited by the law of any Province shall as to such Province be ineffective to the extent of such prohibition without invalidating any other provision or condition contained in this contract.
- The purchaser hereby waives notice of the assignment to Traders Finance Corporation Limited of this contract and the property therein described. Should Traders Finance Corporation Limited refuse to accept the proposed assignment of this contract for any reason whatsoever, the vendor, at his option, shall be entitled to rescind this contract at any time.
- This contract and all its covenants, promises, conditions and stipulations shall enure to the benefit of and be binding upon the respective heirs, executors, administrators, successors and assigns of the parties hereto.
- The purchaser hereby acknowledges having received a copy of this contract.

IN WITNESS WHEREOF the parties have hereunto set their hands to this contract and duplicate thereof (one copy of which has been delivered to and

FOGG MOTORS LTD

19

day of

EXECUTED by the undersigned on the

Registration Office

CLAIMS DEPARTMENT

February 5th, 1943.

File No. 3610.

all paid 57444
Kense SARGUSA - Registration No. 08512

CREDITORS:

McLellan & McCarter Ltd. \$28.08
Highland Sand & Gravel Co. Ltd. 28.88
Kerrisdale Lumber Co. Ltd. 22.67
Tsurukichi KUSANO 218.10
Takamura IDA 200.00

DEBTORS:

See signed letter 19-1-43
Mrs. H. Underhill, 5515 Somerset Cres. \$160.32W
Miss Myrtle Nixon, 1685 W. 14th Ave. 30.60
David Blair, 6395 Carnarvon 175.00
R. A. Conkey, 3115 S.W. Marine *W. paid*
Gilbert Hogg, 7729 Angus or 475 Howe St. *Paid 5.80, balance 50.00*
A. Simpson, Hudson St. 90.00W
see C.B.K. Van Norman, 1840 W. 61st, 475 Howe St.
MacMullin
Robert L. Mills, 579 W. 27th Ave. *Paid 28.40 W. see letter 19-1-43*
(re: acct. 28.88 Highland Sand & Gravel Co.)

BRD:DE

Evacuee File No. 3610

Advertisement appearing in Vancouver
Newspapers March 23rd, 24th and 25th

Department of the Secretary of State of Canada—Office of the Custodian **REAL PROPERTY FOR SALE BY TENDER**

The Secretary of State of Canada acting in his capacity as Custodian under or by virtue of the Revised Regulations Respecting Trading With the Enemy (1943) hereby offers for sale by public tender such interests as are vested in him in the following commercial, residential and unimproved properties situated in the City of VANCOUVER:

Lot 15, Block 15, D.L. 380, Group 1, New Westminster District, Plan 92, being a Vacant Lot, 60 x 121 on the North side of Pender Street West between Thurlow and Bute Streets.

Subdivisions 1 and 2, Lot 7 of Block 15, D.L. 326, Group 1, New Westminster District, Plan 2187, being Vacant Lots at the South East Corner of East Boulevard and 43rd Avenue.

Lot "D" of Block 25 to 25, of Blocks 3 to 7, D.L. 637, Group 1, New Westminster District, Plan 2947, being a Vacant Lot in the 7500 Block on Fraser Avenue.

Lot 12, Block 3, Subdivision "A", D.L. 182, Group 1, New Westminster District, Plan 176, known as 1124-1126-1128 Powell Street, being a 6-room frame dwelling and two storey frame warehouse.

Lot 4, Block 28, D.L. 184, Group 1, New Westminster District, Plan 178, known as 1884 Triumph Street, being a 2-storey, 12-room frame school building.

Lot 18, Block 248, D.L. 526, Group 1, New Westminster District, Plans 590 and 590A, known as 1678 West Fourth Avenue, being a 3 storey frame building with store and 3 rooms on the ground floor and 3 rooms above.

Lot 9 of Block 101, D.L. 301, Group 1, New Westminster District, Plan 1888, known as 488 Kingsway, being a frame store building.

Lots 7 and 8, Block 219, D.L. 326, Group 1, New Westminster District, Plan 596, known as 1668 West First Avenue, being a 3-room frame dwelling.

North Half of the North Half of Lots 23 and 24, Block 73, D.L. 200 A, Group 1, New Westminster District, Plan 197, known as 2972 Columbia Street, being a 1-room frame dwelling with 472 sq. ft.

West Half of Lot 16, Block 21, D.L. 200A, Group 1, New Westminster District, Plan 197, known as 178 West Fifth Avenue, being an 8-room frame dwelling and garage.

Lot 3, Block 13, District Lot 302, Group 1, New Westminster District, Plan 5832, known as 333-334-336 West 5th Avenue (To be sold as one), 332 West 5th Avenue being a six-room frame dwelling; 334 West 5th Avenue being a two-storey frame building with eight three-room cabins and one two-room cabin; 336 West 5th Avenue being a six-room-frame house.

Lot 1, Subdivision of Block 65, D.L. 2027, Group 1, New Westminster District, being unimproved land in the 3200 Block West 31st Avenue.

Subdivisions 5, 6 and 7 of Lot 2 in the East Half of Block 28, D.L. 891, Group 1, New Westminster District, being Vacant Lots in the 1100 Block East 28th Avenue.

Lot 12, Block 1, North East Quarter of D.L. 336, Group 1, Map 2484, New Westminster District, being a Vacant Lot in the 2000 Block on East 45th Avenue.

Lot 9 of the Resubdivision of Blocks 1, 2 and 3, North East Quarter of D.L. 335, Group 1, Map 2168, New Westminster District, being a Vacant Lot in the 7000 Block Boundary Road.

Lot 13 (except the E. 33 feet) and Lot 14 (except the W. 33 feet), Block 22, D.L. 200A, Group 1, New Westminster District, Plan 197, known as 42 West 4th Avenue, being a 6-room frame dwelling.

Lots 19 and 20, Block 5, D.L. 627, Group 1, Map 1192, New Westminster District, being Vacant Lots in the 5100 Block Main Street.

Lot 25, Block 4, D.L. 725, Group 1, Plan 9804, New Westminster District, being a Vacant Lot in the 4800 Block Victoria Drive.

Lot 11, Subdivision "C", Block 154, D.L. 264A, Group 1, Plans 2142 and 2171, being a Vacant Lot in the 1500 Block East 5th Avenue.

AND

Lot 14, Block 28, D.L. 273, Group 1, Map 1608, New Westminster District, being a Vacant Lot on Fourth Street, between Moody and Queensbury Avenues, in North Vancouver.

Tenders for the purchase of such interests in the above described property as are vested in the Custodian will be received subject to the following terms and conditions:

1. Each tender must be for one of the parcels described, but a separate tender may be filed for each of several parcels.
2. A tender offering for parcels in the alternative will be considered an offer only for the parcel first named.
3. A certified cheque payable to the order of the Secretary of State as Custodian for ten per cent (10%) of the amount offered must accompany each tender. The deposit will be forfeited as liquidated damages if the tender is accepted and not completed by the purchaser immediately upon his being required to do so by the Custodian.
4. Each tender must be in a separate sealed envelope addressed to The Office of the Custodian, 360 Royal Bank Building, 675 West Hastings Street, Vancouver, B.C., and each envelope must be marked on the outside "Tender for Real Estate."
5. The balance of the purchase price shall be paid in cash.
6. All adjustments shall be made as of the date of conveyance.
7. The property is sold subject to existing leases and encumbrances, if any.
8. The property is offered for sale without any warranty whatsoever by the Custodian as to location or condition of buildings or improvements or the existence or non-existence of any encumbrances.
9. The Custodian reserves the right to cancel any accepted tender and to refund the deposit at any time prior to delivery by him of the conveyance or transfer.
10. Neither the highest nor any tender will necessarily be accepted.

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

Tenders will be received by the undersigned up to Noon, Pacific Daylight Saving Time on the Twentieth Day of April, 1944. Further particulars may be obtained during office hours any day up to Noon on the Nineteenth Day of April, 1944, and arrangements made with the undersigned to inspect the said premises.

DATED at Vancouver, British Columbia, this 23rd day of March, 1944.

THE CUSTODIAN,

360 Royal Bank Building,
675 West Hastings Street,
Vancouver, B.C.

FOUNDED 1871

The Merchants' Marine Insurance Company Limited



E.L. MARSHALL
MANAGER
FOR CANADA AND NEWFOUNDLAND

OF LONDON, ENGLAND

HEAD OFFICE FOR CANADA, INSURANCE EXCHANGE, MONTREAL

VANCOUVER, B.C.

BLACK, GAVIN & CO., LTD.
MEDICAL-DENTAL BUILDING
652 HORNBY STREET
PACIFIC 9838

April 15th, 1944

EVACUATION SECTION

Rec'd APR 17 1944

File No. 3610

Ans. [Signature]

Referred [Signature]

The Office of the Custodian,
506 Royal Bank Building,
Vancouver, B.C.

Re: Your file No. 3610
1624-26 West 4th. Ave.

Dear Sir:

As per your recent instructions, we have pleasure in enclosing herewith Merchants' Marine Insurance Company Policy No. 283978, covering in the amount of \$500.00 on the above property, for a period of one year, from April 22nd, 1944.

In view of the very dilapidated condition of this property, we feel that the amount of this insurance should be sufficient, as we doubt very much indeed if the property could be sold at the present time and in its present condition at \$500. Should you be of the opinion that this amount should be increased we will be glad to do so on your instructions.

Thanking you for the opportunity for writing this policy, we are,

Yours truly,

BLACK GAVIN & CO. LTD.

[Signature]

A.C. BLACK:gw

Encls: 1

ESTABLISHED 1887

Pemberton Realty Corporation Limited

TELEPHONE PACIFIC 8241

418 HOWE STREET
VANCOUVER, CANADA
June 29th, 1944.

Rec'd	JUL 3 1944
File No.	3610
Ans.	
Referred	SHEARS

1624 - 6 West 4th Avenue.

16/249/526.

Lot 25 by 112.

2 small stores, about 10 by 15 each, with two rooms above, also attached 4 living rooms at rear, has bath and toilet. All in run down condition. Posts foundation, on cement blocks.

Value for sale \$1,000.

PEMBERTON REALTY CORPORATION LIMITED.

W. G. Moore

W. G. Moore.

WGM-JM

FOUNDED 1871

The Merchants' Marine Insurance Company Limited



E.L. MARSHALL
MANAGER
FOR CANADA AND NEWFOUNDLAND

BLACK, GAVIN & CO., LTD.
MEDICAL-DENTAL BUILDING
693 HORNBY STREET
VICTORIA 9838

OF LONDON, ENGLAND

HEAD OFFICE FOR CANADA, INSURANCE EXCHANGE, MONTREAL

VANCOUVER, B.C.

July 12th, 1944

Rec'd	JUL 12 1944
File No.	3610
Ans.	Grant
Referred	Hamp

Office of the Custodian,
Japanese Section,
506 Royal Bank Building,
City.

Advt. 22/3/44

Re: Saegusa--File No. 3610
1624-26 West 4th. Ave.

Dear Sir:

We beg herewith to submit an offer to purchase the above property at a price of \$900. cash, and enclose herewith our cheque for \$50.00 being a deposit on account of purchase price. This tender is made on behalf of Sydney Bowles, occupation, Caterer, address 1125 Cardero Street.

We trust this offer will be acceptable and will be glad to have your confirmation in due course.

Yours truly,

BLACK GAVIN & CO. LTD.

A.C. BLACK:gw
Encl: 1 cheque

A.C. Black.

(make annotation in documents for \$1000)
no.

*Phoned
to Black
OK subject to
commitment by
12/7*

ESTABLISHED 1887

Pemberton Realty Corporation Limited

TELEPHONE PACIFIC 8241

418 HOWE STREET
VANCOUVER, CANADA

July 14, 1944.

Department of the Secretary of State,
Office of the Custodian,
506 Royal Bank Building,
VANCOUVER, B. C.

Please find

re 1624 and 26 West 4th Avenue,
Lot 16, Block 249, D. L. 526.

Dear Sirs:

We have to-day received an offer on the above property,
of \$1,150.

Kindly advise us.

Yours truly,

PEMBERTON REALTY CORPORATION LIMITED.

W. G. Moore

W. G. Moore.

WGM-JM

Valuation 1000

Memo to Mr. Macdonald

3610

REGISTERED MAIL

August 30, 1948.

Mr. Kaseo SAKOUSA,
Registration No. 08514,
383 King Street,
Toronto, Ontario.

Dear Sir:

We enclose herewith Custodian cheque in the sum of \$70.32 representing the entire credit standing in your account with this office and being the balance of funds derived from payment of your claim against Mr. R. H. Underhill for gardening wages.

You have already been forwarded a statement relative to the sale of Lot 16, known as 1626 W. 4th Avenue, Vancouver, B. C., together with a statement of your general account up to August 8, 1944. A subsequent statement of your account is now enclosed showing a credit balance of \$70.32, the amount of the cheque herewith enclosed.

Kindly acknowledge receipt of the above cheque.

Yours truly,

E. Robertson,
Office of the Custodian.

/ER
Enc. - Custodian cheque \$70.32
Statement of Account

Re File No. 3610

Seph

RECEIVED SECTION	
SEP 18 1948	
File No.	3610
Ass.	Seph
Referred	Chasterton

Dep't. of the Secretary of State.
Office of the Custodian
Japanese Section.

Dear Sirs,

Your letter
containing particulars of my account
with your office, together a cheque
of \$70.32 is in my hand and I
would like to thank you for your
kind consideration on my behalf
since the evacuation.

I hereby acknowledge the
receipt of the cheque mentioned and
hoping that everything is satisfactory
to you, I am.

Truly Yours
C. Saezura