

4940

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: HIROSE Tokuji

HOME ADDRESS: 1835 Punt Rd., north of Hjorth Rd., Surrey, B.C.

REGISTRATION NUMBER 12610 SEX: Male AGE: 63

OCCUPATION: Farmer

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

EMPLOYER: None

MARRIED? Yes

NAME OF WIFE OR HUSBAND: Chiye

ADDRESS OF WIFE OR HUSBAND: 1835 Punt Rd., north of Hjorth Rd., Surrey B.C.

NAMES OF ANY LIVING CHILDREN: Akira (M), George (M), Yoshiko (F), Takeo (M).

ADDRESS OF CHILDREN: 1835 Punt Rd., north of Hjorth Rd., Surrey, B.C.

AGE OF CHILDREN: 26, 20, 18, 14,

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

1. LOCATION AND DESCRIPTION: 10 acres - at 1835 Punt Rd., north of Hjorth Rd., Surrey, B.C. - Block C of the south half of Section 16, block 5, north range 1 west map 5021 in the district of New Westminster.

(1/2 divided only)

2. BUILDINGS AND OTHER IMPROVEMENTS: house 1st storey (4 room),

barn, wood shed, root houses, bath house, -

3. INSURANCE (Give particulars; state where policies are) \$500.00 National Union Fire Insurance Co., - on house - Policy in owner's possession.

4. TAXES (Amount and where payable) \$15.45 paid to the Municipality of Surrey, B.C.

5. ENCUMBRANCES (Including any unregistered claims or deposit of title deed)

None

6. OCCUPANCY AND LEASES (If vacant so state) J. Bruce McCurrach, New Westminister, B.C. - for the duration - 2/3 ^{and} 1/3 of the crop, ^(Lessee - Lessee) ^{respectively} of berry crop. J. Bruce McCurrach, New Westminister, B.C. will be appointed by declarant power of attorney for the year 1943.

N.B. Owner's Mr. Hirose to receive from Tenant \$400 on account of 1/3 portion of above crop, before evacuation

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: J.M. Streight, lawyer, 218
New Westminster, B.C.
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: Chie - wife.
9. IF FARM LAND STATE CROPS SOWN 4 acres of strawberries, 1/4 acre of
raspberries.

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: See page 1, Section 2.
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:
Householdfurnishings for 4 room house - including 1 dining room
suite, spray duster, hand sprayer, will be left in custody of
J. McCurrah, New Westminster, B.C.
2. HORSES, LIVESTOCK AND OTHER ANIMALS, POULTRY AND PETS
1 cat.
3. GIVE THE NAME AND ADDRESS OF ANY PERSON HAVING ANY INTEREST IN, OR CLAIM ON ANY SUCH PROPERTY wife - Chie.

4. INSURANCE CARRIED ON ABOVE PROPERTY: None5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF
OTHERS: None

6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom)

None

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

None

8. BANK ACCOUNTS:

None9. LIFE INSURANCE Canadian Mutual Benefit Ass., for \$1,000.00 - Beneficiary
wife - Chie - \$22.50 annual payment, - Policy in owner's possession.
Western Mutual Life - for \$1,000.00 - Beneficiary - wife - Chie -
\$22.50 - Policy in owner's possession.

10. INTEREST IN ANY ESTATES OR TRUSTS:

None

11. SAFETY DEPOSIT BOX:

None

LIABILITIES:

1. PERSONAL DEBTS:

None / see memo attached

2. TRADE DEBTS:

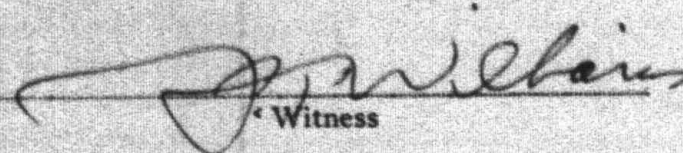
None

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

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

Dated this 16th day of April 1942

(Signature)

J. Hirose

 Witness

FOR DEPARTMENTAL USE

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: HIROSE (Chiyo) Mrs. Tokuji

HOME ADDRESS: Punt Rd., north of Hjorth Rd., Surrey, B. C.

REGISTRATION NUMBER 12609 SEX: Female AGE: 54

OCCUPATION: Housewife

(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: None

MARRIED? Yes

NAME OF WIFE OR HUSBAND: Tokuji

ADDRESS OF WIFE OR HUSBAND: Punt Rd., north of Hjorth Rd., Surrey, B. C.

NAMES OF ANY LIVING CHILDREN: Akira (M), George (M), Yoshiko (F), Takeo (M).

ADDRESS OF CHILDREN: Punt Rd., north of Hjorth Rd., Surrey, B.C.

AGE OF CHILDREN: 26, 20, 18, 14.

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

1. LOCATION AND DESCRIPTION: 10 acres - at 1835 Punt Rd., north of Hjorth Rd., Surrey, B. C. - Block C of the south half of Section 16, block 5, north range 1, west map 5021 in the district of New Westminster, B. C. Property owned jointly with husband.

2. BUILDINGS AND OTHER IMPROVEMENTS: house 1½ storey (4 rooms)
barn, wood shed, root houses, bath house.

3. INSURANCE (Give particulars; state where policies are) \$500.00 National Union Fire Insurance Co., on house - Policy in owner's possession.

4. TAXES (Amount and where payable) \$15.45 paid to the Municipality of Surrey, B.C.

5. ENCUMBRANCES (Including any unregistered claims or deposit of title deed)

None

6. OCCUPANCY AND LEASES (If vacant so state) J. Bruce McCurrach, New Westminster, B.C. for the year of 1942 on the agreement of 2/3 and 1/3 of the berry crop - J. Bruce McCurrach, New Westminster, B.C. will be appointed by declarant power of attorney for the year of 1943.
(written in ink - "N.B. Owner's, Mr. Mrs. Hirose, to receive from tenant \$400. on account on 1/3 portion of above crop, before evacuation.")

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: J.M.Streight, lawyer, New Westminster, B.C.
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: husband Tokuji
9. IF FARM LAND STATE CROPS SOWN 4 acres of strawberries, $\frac{1}{4}$ acre of raspberries.

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: See page 1, Section 2.
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:
- Household furnishings for 4 room house - including 1 dining room suite, spray duster, hand sprayer, will be left in custody of J. McCurraoh, New Westminster, B.C.
2. HORSES, LIVESTOCK AND OTHER ANIMALS, POULTRY AND PETS
- 1 cat
3. GIVE THE NAME AND ADDRESS OF ANY PERSON HAVING ANY INTEREST IN, OR CLAIM ON ANY SUCH PROPERTY none
- Husband - Tokuji

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)
None8. BANK ACCOUNTS: None9. LIFE INSURANCE: Canadian Mutual Benefit Ass., for \$1,000.00 - Beneficiary -
Tokuji - \$22.50 annual payment - Policy in owner's possession.10. INTEREST IN ANY ESTATES OR TRUSTS None11. SAFETY DEPOSIT BOX: None

LIABILITIES:

1. PERSONAL DEBTS: None2. TRADE DEBTS: None

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

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

Dated this 18th day of April 194 2(Signature) "C. Hirose""F. T. Williams"

Witness

FOR DEPARTMENTAL USE

INFORMATION FROM R.C.M.P.

Date Nov 12/42

ur File No. 4940

Full Name HIROSE Tokuji
(Surname in Block Letters)

Registration No. 12610

Male - Female
(check)

Age Mar 15, 1879

Former Address R.R. #3, New Westminster, B.C.

Date Evacuated 2/6/42 Naturalized - Canadian-Born - National
(check)

Present Address 68 Kate St.,
Stinnipeg, Man.

Married - Single
(check)

Name of Wife (AKAGAWA) Chie #12609

Name of Husband -

Name of Mother HIROSE, Kiku Name of Father Jochichi (deid)

Names of Children under 15 (deid)
Takes (M) 11/10/27 #16329

Requested by CCY Registered with Custodian See Over
(Yes or No)

Additional Information

Farmer Owner of
are farm & Hedges Title of property
are registered in wife's name. Joint
holding. Father's name was
originally "TANADA". Was adopted son of
wife's parents.

REAL PROPERTY SUMMARY

Files 4940, 4941

V.L.A. B.C. 524-P

JAPANESE NAME: Tokuji HIROSE - - Reg. No. 12610.
Chiye HIROSE - - Reg. No. 12609.

CATALOGUE NO: Part of The Director The Veterans' Land Act first offer.

PROPERTY ADDRESS: 1835 Njorth Road, New Westminster, B. C.

LEGAL DESCRIPTION: Block "C" of the South half of Section 16 Block 5 North Range 1
West Map 5021 Municipality of Surrey in the District of New
Westminster.

TITLE: In the names of Tokuji HIROSE and Chiye HIROSE.

ENCUMBRANCE: Vesting 25620 - 25th March 1943.

ASSESSED VALUE: 1942 -
Land \$285.00
Improvements \$350.00 Total \$635.00 Taxes \$15.45.

CLASSIFICATION: Berry farm with buildings. Inspector reported July 2nd, 1942, a
farm of 8.1 acres with 5½ acres cleared and the rest in bush.
On the farm were 4 acres strawberries, ½ acre raspberries, with a
1½ storey frame house 30 x 16, 5 rooms in fair condition, woodshed
packing shed, pickers house, hay shed and a small packing shed.
Property occupied at the date of inspection by J.B. McCurrach.

HISTORY OF
ADMINISTRATION: Farm was leased by the owner to J.B. McCurrach on the 17th April
1942 for a period of 3 years from date, the lessee to pay taxes
of 1943 and 1944. Rental of \$500.00 was paid to the lessor. In
1944 the Custodian was billed by The Director The Veterans' Land
Act for 1944 taxes amounting to \$16.09. This was refunded back
as tenant was liable for these taxes.

SOLD: To The Director The Veterans' Land Act for \$610.00 as at 1st
January 1943.
Approval of Advisory Committee 1st June 1943.

FUNDS: Released to the joint credit of Tokuji and Chiye HIROSE, sale price
\$610.00, plus refund of insurance \$15.92 and \$1.54, total \$627.46;
less insurance \$24.50, Certificate of Encumbrance \$1.00, registra-
tion fee \$3.00, legal fee \$15.00, total \$43.50. Net amount re-
leased \$583.96.

TITLE: Included in C. of T. 170984-E and payment of consideration in-
cluded in cheque to the Custodian dated March 4th, 1944.

OLD C. OF T.
NO. 123557-E: In possession of J.M. Streight, New Westminster, B. C.

NOTE: Mr. HIROSE wrote to the Custodian on March 29th, 1944 as follows:

follows:

"Immediately upon receiving your letter, I wrote to Mr. Bruce McCurrach, 1474 Mary Avenue, New Westminster, B.C., to whom I gave Power of Attorney to my property, informing him the drastic step your office took without consulting me in disposing my property. Mr. McCurrach desired to purchase my property so I asked him to approach your office to get permission for the transaction. My reason for writing to Mr. McCurrach was if I have to sell my property I would like to sell it to Mr. McCurrach than to anybody else. And, as a property owner, I believe, I have the perfect right to sell my own property to whom I like.

A few days ago I received a letter from Mr. McCurrach and he informed me that your office would not give approval. I was very much surprised to hear this for the simple reason that your implied assurance at the time of registering my property to the Custodian does not mean anything. If you will recall those assurances you gave us, you cannot blame me for my remarks."

In a letter from Winnipeg, dated April 22nd, 1944, Mr. Hirose protests the sale of this farm as follows:

"As I have stated in my previous letter I have a buyer for my property. Mr. Bruce McCurrach is offering \$1,500.00 CASH. Why can't I sell my property to Mr. McCurrach?

I was under the impression that your office is there to look after the interests of the Japanese people. At least that is what you told me at the time of registering my property. In view of the fact that you will not grant me permission to accept Mr. McCurrach's offer of \$1,500.00 CASH for my property, I take it that you have a far better offer than this from the Director, The Veterans' Land Act. In the event that the offer from The Director The Veterans' Land Act is lower than that offered by Mr. McCurrach I shall hold you responsible."

The statement made above that Mr. McCurrach made an offer of \$1500.00 has not been confirmed. His statement that he had given a Power of Attorney to Mr. McCurrach is confirmed in a letter to the Secretary of State dated 21st December 1943.

Mr. McCurrach, the tenant of this property, wrote the Secretary of State, Ottawa, on December 21st, 1943 protesting the cancellation of his 3 year lease by The Director The Veterans' Land Act. His protest was based on the cancellation of his lease was unfair and that he had paid rent of \$500.00 on the assumption that he would be able to farm the property for the 3 year term and that he had planted berries which would not mature until after the date of this cancellation. This protest was referred to the Custodian Office here, and the matter taken up with Colonel Chandler. There is nothing on file to indicate that the lease in question was approved by the Custodian and the files do not show any settlement of this matter.

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

DATED June 7th, 1946.

IM:ML

Santhapuram

File Nos. 4940
4941

June 26, 1948.

REAL PROPERTY MEMORANDUM

Re: (Mr.) Tokuji HIROSE, Reg. No. 12610.
(Mrs.) Chiyo HIROSE (wife), Reg. No. 12602.

Veterans' Land Act transaction.

One Real Property only included, being:

Block "C" of the South half of Section 16, Block 5
North, Range 1 West, Map 5021, Municipality of Surrey
in the District of New Westminster.

Registered Owners: Above-mentioned as "Joint Tenants".

Assessment: (1943)

Land..... \$285.00
Improvements.... 350.00
TOTAL - \$635.00

Soldier Settlement Board Valuation:

Land..... \$315.00
Buildings..... 300.00
Fruit Trees..... 6.00
TOTAL - \$621.00

Claimants' Valuation:

Land and buildings..... \$2500.00.

Sold to the Director, Veterans' Land Act for \$610.00.

Relative documents attached to Claim File.

WJJ/HMS

NOTE-Government Counsel:

Mr. Hirose protested the sale of his property. He would have accepted the sum of \$1,500.00 from Mr. Bruce McCurrach, Lessee. See Real Property Summary attached hereto, and letter April 22, 1944, attached to Claim File.


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PERSONAL PROPERTY SUMMARY

File No. 4940 & 4941

26th Feb. 1947.

Re: Tokuji HIROSE - Reg. No. 12610
Chiye HIROSE (Mrs. Tokuji) - Reg. No. 12609

CHATTELS: When registering with this office on the 18th April, 1942, both the above Japanese declared having left household furnishings, spray duster and hand sprayer in their house, R.R. No. 3, New Westminster, under the care of Mr. J. McCurrach.

Our fieldmen inventoried this property on the 2nd July, 1942, and a copy of this list was sent to the HIROSE's for acknowledgment. Tokuji HIROSE returned the inventory signed, with a small addition of tools etc. to the list. A copy was also sent to Mr. McCurrach, who signed his responsibility for them. On the 24th April, 1944, they asked for shipment to them by Mr. McCurrach, of all their chattels. There is considerable correspondence on File 4940 from Mr. McCurrach, regarding shipment. Mr. McCurrach agreed to take over shipment and disposal of the goods, and the Custodian has taken no further action in this connection.

LIFE INSURANCE: Both Tokuji and his wife, Chiye, declared having \$1000.00 Canadian Mutual Benefit Association policies, under which each was the other beneficiary. Tokuji HIROSE also declared a Western Mutual policy. None of these policies were brought under control or administered in any way by the Custodian.

These files reveal no other personal property assets.

The above summary is certified to be in accordance with information on the files.


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/NA

FIRE INSURANCE SUMMARY

Files 4940, 4941

Re: Tokuji HIROSE
Chiya HIROSE

Reg. No. 12610
" " 19609.

Mr. & Mrs. HIROSE carried insurance in the National Union Fire Insurance Co., on their farm buildings, policy number 201450 in the amount of \$500.00, expiring 22nd April 1943. This insurance was cancelled by the agent, Dale & Co., on the 11th September 1942 and a refund of \$3.30 paid to the Custodian.

The buildings were reinsured in \$500.00 and contents in \$200.00 in the North West Fire Insurance Co., policy 205984, expiring 25th September 1945 and the premium of \$24.50 was paid by the Custodian on the 28th of that month. On the 1st August 1944, this insurance was cancelled as to contents and a refund of \$1.54 credited to the insured's account.

The policy carrying insurance on the buildings was transferred to The Director The Veterans' Land Act and a refund of \$15.92 credited to the Joint Hirose account.

The tenant of the property, Mr. McCurrach, in a letter dated the 14th February 1945, states that he had carried insurance on the effects on the property and in his care since the evacuation of the owners and that they were owing him on that account, an unspecified amount. There is on file no record of such insurance and the matter has apparently been recorded as one between the HIROSES and their tenant.

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

Charles H. Thompson

DATED June 7th, 1946.

IM:ML

LIABILITY SUMMARY

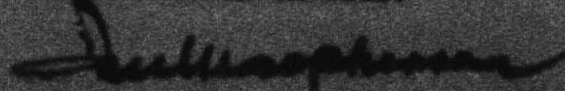
File Nos. 4940
4941

Re: Tokuji HIROSE
Chiye HIROSE

Reg. No. 12610
" " 12609.

The only claims appearing on these files as against either or both Tokuji HIROSE and Chiye HIROSE, are a claim of \$50.00 by the M. NISHIGUCHI CO. LTD., and \$30.00 by the T. NAKAWA CO. These supposed creditors were asked to confirm the record of these claims on the 7th December 1944 and as no reply was received from either, it has been assumed that the claims are settled and no longer on our records.

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



DATED June 7th, 1946.

IN:ML

File No. 4940

February 28th, 1945.

CLAIMS DEPARTMENT

Tokuji HIROSE - Reg. No. 12610

CREDITORS:-

NO CLAIMS ON FILE.

AMCA:ND

File No. 4940

Date: July 2, 1942.

REGISTRATION NO. 12610.

PROPERTY:

KIND OF CROPS: Straws. Rasps.

HOUSE: 1½ Storeys. VACANT: OCCUPIED Yes.

DESCRIPTION Frame. ROOF: Shingle.

SIZE: 30 x 16. NO. OF ROOMS 5.

CONDITION: Fair.

OTHER BUILDINGS: Woodshed, packing shed with pickers house above, hay shed, small packing shed.

NAME OF LESSEE OR RENTOR: J.B. McCurrach.

TERMS:--

WATER: 2 Wells. ON: OFF:

LIGHT: None. ON: OFF:

REMARKS: Poor appearance outside, fairly good inside. Has small attic.

INVENTORY OF CHATTELS LEFT ON PROPERTY

In house downstairs.

Kitchen range.
Heater.
2 Kitchen chairs.
2 gal. stone crock.
2-6gal. " "
Dining table.

Upstairs.

3 Beds.
Washstand.
Heater.
3 Kitchen chairs.
Chest of drawers.
Lge. platform scale.

In packing shed. (lge. one)

Plow.
Kitchen range. (old)
Small anvil.
Quantity of $\frac{3}{4}$ " rope.
" " Kitchen utensils.
Flat box. (marked "Glass", (contents unknown)
Blacksmiths bellows.
3 Iron pulleys & hooks.
Auto pump.
5 Axes.
Square.
6 boxes. (contents unknown)

(continued)

12 Ctns. (contents
unknown)

Bdle. of garden tools.
Pair of rubber boots.
Tennis racket & frame. (no string)
Car battery.
Quantity $\frac{3}{4}$ " cable & chain.
2 Hand sprayers.
3 Trunks. (contents unknown)
Steamer trunk. " "
6 Beds.
Heater.
Gramophone.
Lge. mirror.
Wall clock.
2 Kitchen chairs.
Arm chair.
Gasoline lamp.
" lantern.

Signed:

J. Mayhew
H. A. Mayhew

Farm Appraisal Report

File No. 11-572

Land Description Blk. 6 south of Sec- 16- Blk. 5 N. Range 1. New Westminster)
(Tenant Bruce McCurragh 1474 Mary St.)

House No. 1835 Punt Road Containing 0.10 acres Acres

Owner's Name Tokuji A. Ohi Hirose Post Office Address R.R. 3, New Westminster.

Nearest Rail Point Port Mann Distance 2 miles

Market Town New Westminster Distance 7 miles.

Church (give denomination) Hjorth Road United Distance 1 1/2 miles

Nearest School Hjorth Road public Distance 1 1/2 miles

State how property was identified: Map and enquiry.

EXHIBIT No. 946-3

DATE Sept. 24/48

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

Not it is right off the main traffic route a mile

Is this district a good one? No, poor land and much bush yet to be cleared.

Employment opportunity immediately near there is none, but in New Westminster and vicinity there are industrial opportunities.

Predominating Nationality and religion: mixed, both religions and nationalities.

Describe Fencing and its condition: none. Value \$

Water supply: well, and rope. Value \$

BUILDINGS ON FARM

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE	15 x 30	frame	1 1/2 sty	shg	15	none	poor	\$200.00
SHED	20 x 33	frame	14	shakes	5	none	fair	\$125.00
BARN								
SHED	12 x 20	frame	7	paper	net	logs	fair	35.00
BARN								
GRANARY								

Total present day value \$ 360.00

Total Value Buildings add to farm \$ 300.00

Is dwelling habitable without repairs? yes If not what is your approximate estimate of cost to make it habitable?

Describe the basement and chimneys: metal chimneys no basement

No. rooms downstairs? 2 Upstairs? 2 How finished wood

Are buildings painted? No Condition of paint N.A.

Distance from nearest bush 100 yards

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

ACRES	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL	KIND AND QUALITY OF CROP	VALUE PER ACRE	TOTAL
5.85	level 5-85 ac.	8 to 10 in" sandy loam	sandy to sandy clay	4.25 ac strawberries 1.10 ac raspberries .50 ac beans	\$50.00	\$ 292.50
Area which can be cultivated without cost other than for breaking.						
	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL		VALUE PER ACRE	
EXHIBIT No. _____ DATE _____ FILED BY <i>With 946-3</i>						
Area which can be cultivated after a reasonable amount of clearing timber, stones, drainage, etc.						
	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL	NATURE OF RECLAMATION NECESSARY	RECLAMATION COST PER ACRE	VALUE PER ACRE
2.25	level 2.25 ac	8 to 10 sandy loam	granular sandy loam	thick Bush	\$75.00	10.00 \$2.50
Area Unsuitable for Cultivation.						
CHARACTER OF LAND E. G. HILLY, SWAMPY, ROCKY.			NATURE OF TIMBER IF ANY AND WHETHER MARKETABLE		VALUE OF LAND PER ACRE	

Total value of Land \$ 315.00Total added by buildings to value of farm \$ 300.00Total fruit trees add to value of farm (for use in orchard districts only) \$ 5.00Total value of farm \$ 621.00

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

The crop is in good clean order, and is tenanted by an experienced fruit man, who is maintaining the fertility of the place.

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

Small fruits

Noxious weeds: nil

Give approximate detail and amount of all annual taxes and names of Taxing Authorities:

Corporation of Surrey Taxes. \$ 15. 45

Date: July 18th 1942
Place:

New Westminster B.C.

I certify that the above report is based on a personal examination of the whole farm made on the 13 day of July 1942 19

Inspector's Signature

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

Farm Appraisal Report

Remarks: This property is in the Fort Mann district, not more than a mile and a half from that point, but the road to the place is not yet opened out and the market town used by the owners of this prop is New Westminster, seven miles distant.

There is a lot of bush land in the area and the soil is of a very light sandy nature, with considerable amount of gravel out cropping here and there, and an impervious clay sub-soil.

Japanese have acquired various parcels in the locality at prices ranging from eight to seventy dollars per acre, according to available information.

an old age pensioner, and a War Veteran are settled on fifteen acres immediately north of the place under review. According to them they bought such land two years ago at fifteen dollars per acre.

The buildings on the Jap land herein described are roughly built frame and shakes on the sides of the house and shingle roof. The combined storage shed and packing house, with pickers quarters overhead is the only other structure of any account.

There is a healthy crop of straw and raspberries, and it is being well looked after by the renter Bruce McOuragh 1474 Mary street New Westminister. According to Mrs McOuragh they are to keep the place in good order for the duration in consideration for paying the taxes

(FOR ORCHARD LANDS ONLY)

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

EXHIBIT 146

1452

ANNUAL COST OF IRRIGATION, DYKING AND DRAINAGE.

ORCHARDS, SMALL FRUITS, ETC.

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

Present Value

six young apple trees along the west side

\$6.00

Total 3

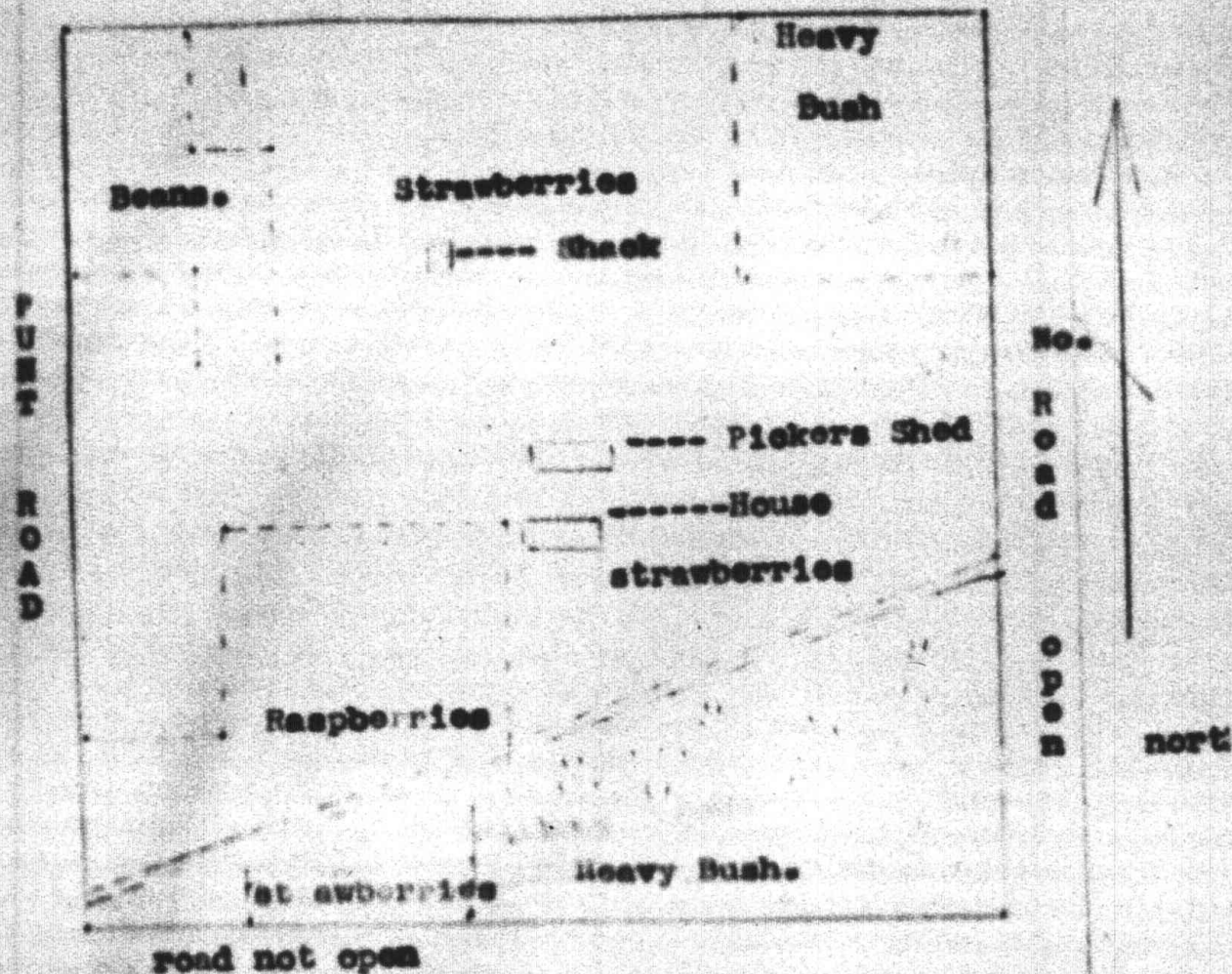
Amount fruit trees add to value of farm \$

Diagram of Property

Tokugi & Chie Hirose. Block "C". of 3 $\frac{1}{2}$ Sec. 16. Blk 5N 1

2. Chains to 1 inch

EXHIBIT No. _____
DATE *With 946-3*
FILED BY _____



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

value is \$ 600.00

Date 23rd July 19 42.

"I.T. BARNET"
District Superintendent.

ESTABLISHED 1878

4740
THE BRACKMAN-KER MILLING CO. LIMITED

BRANCHED AT
NEW WESTMINSTER, VANCOUVER, VICTORIA,
CHILLIWACK, ROSEDALE, SARDIS, ABBOTSFORD,
LANGLEY, PRAIRIE, CLOVERDALE, NANEY,
COQUITAN, LADNER, BRIGHOUSE, NANAIMO,
COURTENAY, PORT ALBERNI, PRINCE RUPERT,
KELSON, ROSSLAND



CABLE ADDRESS: "BRACKMAN"
DOWLING'S DRAIN CODE
BENTLEY'S CODE

HEAD OFFICE
FRONT STREET
NEW WESTMINSTER, B.C.

DISTRIBUTORS OF
PURITY FLOUR

P. O. Box 920
New Westminster, B. C.
August 14th, 1942

Mr. H. F. Green
Manager, Protection Department
Office of the Custodian
506 Royal Bank Building
Vancouver, B. C.

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

RECEIVED
AUG 15 1942

Dear Sir:

We are enclosing copy of inventory of chattels left on the property of Tokuji Hirose, as outlined by your man who visited the property some little time ago. I have signed same and deem this list to be a fairly accurate inventory of Hirose's chattels. The pair of rubber boots listed belongs to the workman employed by myself.

Yours very truly,

Bruce McCarroll
R.B.

Assistant General Manager
The Brackman-Ker Milling Co. Ltd.

BMcC:RB
Enc.

File #4940

Encl 1r. Mr. Tokuji HIROSE,
July 14, 1942.

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

RECEIVED

AUG 14 1942

Inventory of Chattels left on property.

In House downstairs.

kitchen range.
heater.
2 kitchen chairs.
2 gal. stone crock.
2-6 gal. stone crocks.
dining table.

Upstairs.

3 beds.
washstand.
heater.
3 kitchen chairs.
chest of drawers.
large platform scale.

In packing shed (large one)

plow.
kitchen range (old)
small anvil.
quantity of $\frac{3}{4}$ " rope.
quantity of kitchen utensils.
flat box (marked "Glass", (contents unknown)
blacksmiths bellows.
3 iron pulleys & hooks.
auto pump
5 axes.
square.
6 boxes (contents unknown)
12 ctns. (contents unknown)
bundle of garden tools.
pair of rubber boots.
tennis racket & frame (no string)
car battery.

4 bucking saws
5 crosscut saws
1 medicine cabinet
1 saw filing set
carpenter tools
10 beds instead of 9
10 chairs instead of 5
1 wheel barrow

Quantity $\frac{3}{4}$ " cable & chain
2 hand sprayers.
3 trunks (contents unknown)
steamer trunk " "
6 beds.
heater.
gramophone.
large mirror.
wall clock.
2 kitchen chairs.
arm chair.
gasoline lamp.
gasoline lantern.

Date. Aug. 9, 1942

.....T. Hirose.....

Please return this copy
Amm

File # 4940.

Encl to Mr. J. B. McCusack,
July 14, 1942.

Inventory of Chattels left on Property.

In house downstairs.

kitchen range.
heater.
2 kitchen chairs.
2 6 gal stone crocks.
2 gal. stone crock.
dining table.

Upstairs.

3 beds.
washstand
heater.
3 kitchen chairs.
chest of drawers.
large platform scale.

In packing shed (large one)

plow
kitchen range(old)
small anvil.
quantity of $\frac{3}{4}$ " rope.
Quantity of kitchen utensils.
flat box (marked "glass" (contents unknown)
blacksmiths bellows.
3 iron pulleys & hooks.
auto pump.
5 axes.
square.
6 boxes(contents unknown)
12 ctas. (contents unknown)
bundle of garden tools.
~~pair of rubber boots.~~ *any*
tennis racket & frame(no string)
car battery.
quantity $\frac{3}{4}$ " cable & chain.
2 hand sprayers.
3 trunks(contents unknown)

steamer trunk(contents unknown)
6 beds.
heater.
gramophone.
large mirror.
wall clock.
2 kitchen chairs.
arm chair.
gasoline lamp.
gasoline lantern.

July 31st
Date.....

J. Bruce McCusack
.....

Extracts from Lesse.

File # A742A A741.

Lessor: Tokuji HIROSE & Chie HIROSE.

Lessee: John Bruce McCURRACH.

Date: 7th May, 1942.

Term: 3 years, April 17th 1942 to April 17th, 1945.

Consideration: \$500.00 for term April 17th 1942 to
April 17th, 1943 (amount paid)

+ Taxes thereafter.

Property:

Lands: Block "C" of the S. $\frac{1}{2}$ of Section 16 Block 5 N.R.W.
1 Map 5021

Houses: Included

Lease Landed S.S.B. 29/7/43.

Bell 4940
J. George Schneider,
St. Jean Baptiste, Man.
Aug. 9, 1942.

Mr. L. L. Drewry:-
Office of the Custodian,
506 Royal Bank Building,
Vancouver, B.C.

OFFICE OF THE CUSTODIAN
JAPANESE SECTION
RECEIVED
AUG 14 1942

Dear Sir:-

I had meant to answer your kind letter of inquiry concerning the chattels left on my property but owing to untold circumstances, it has been delayed to this date. Please excuse me.

Your inventory of chattels is quite thorough except for a few articles which I will list as follows:-

- 4 backing saws, ranging from 5-7 ft.
- 5 crosscut saws, varying in lengths.
- 1 medicine cabinet
- 1 saw filing set
- carpenter tools
- 10 beds instead of 9.
- 10 chairs instead of 5
- 1 wheel barrow

The chattels left on my property is left in charge of Mr. J. B. MacGowan and if he wishes to use the things he may

do so at his own discretion. In return he solemnly promised to have the things he found on the property intact, except for the tools that may wear out in its use, upon my return to the property. This is our agreement.

I thank you for your kind interest in my behalf. I hope I have made clear everything you wished to know. I am

Yours truly,

G. Hirose

ESTABLISHED 1878

Green
INCORPORATED 1899

out to Mrs McArthur

THE BRACKMAN-KER MILLING CO. LIMITEDBRANCHES AT
NEW WESTMINSTER, VANCOUVER, VICTORIA,
CHILWICK, ROSSVILLE, SADDON, ARBOYSFORD,
LARGELY, HUNTER, FLORENCE, HANLEY,
COMPTON, LARSEN, WOODVILLE, HEDGECOCK,
CHURCHILL, BARRY, ALBERTA, SASKATCHEWAN,
SASKATOON.CABLE ADDRESS "BRACKMAN"
BOWLING'S GRAIN CODE
BENTLEY'S CODEHEAD OFFICE
P. O. BOX 920
NEW WESTMINSTER, B. C.DISTRIBUTORS OF
PURITY FLOURP. O. Box 920
New Westminster, B. C.
September 2nd, 1942OFFICE OF THE CUSTODIAN
JAPANESE EVACUATION
RECEIVED
SEP 3 1942Office of the Custodian
Japanese Evacuation Section
506 Royal Bank Building
Hastings and Granville Streets
Vancouver, B. C.

Dear Sirs:

Re Hirose, Tokuji #12610-
4940

I wish to acknowledge receipt of your letter of August 21st and attached copy of letter received by your office from Mr. Hirose setting forth items which were missed from your original list.

By way of explanation I might explain that Hirose constructed a room in the corner of the barn and piled most of his good and chattels into it. It cannot be locked. At the same time it is not possible to check what is in the room without "man-handling" everything out of it. I believe that when your inspector took stock, he felt the same way about the matter as I do.

I asked Hirose for a list of goods. It is not signed by myself or him -- it is simply for insurance purposes. I paid for the fire insurance covering buildings and chattels for the regular three year period. I would be pleased to give you any further particulars that you may desire to have in connection with the place.

Yours very truly,

Druce McLachlan

L.G.B.

Suggest discuss with Andersons
probably unnecessary to recheck
B

BMCC:RB

RECEIVED
IN THE
SECRETARY'S OFFICE
PLEASE RETURN
TO
FILE NO.

CANADA
DEPARTMENT OF THE SECRETARY OF STATE
OFFICE OF THE CUSTODIAN

Victoria Building,
7 O'Connor Street,
Ottawa, Ontario,
December 27th, 1943.

ENEMY SECTION

Rec'd DEC 29 1943
File No. 44-42-4444
Ans'd
[initials]

K. W. Wright, Esq.,
Office of the Custodian,
506 Royal Bank Building,
Vancouver, B. C.

Dear Sir:-

re Tokuji and Chie Hirose
and John Bruce McCurraeh

The Custodian has received a letter
from Mr. McCurraeh, copy of which is enclosed for
your information.

Since the Deputy Custodian may desire
to discuss this matter with Mr. Shears, I would
appreciate it if you will let me have a resume of
the facts by return airmail.

Yours very truly,


G. W. McPherson
Executive Assistant.

OWM/L

WRITTEN WITHOUT PREJUDICE

1474 Mary Avenue
New Westminster, B.C.
December 21st, 1943.

The Secretary of State
of Canada
Custodian of Enemy Alien Property
Ottawa, Ontario.

Dear Sir:

Early in 1942 a Japanese farmer in Surrey Municipality in this province asked me to lease his farm property as he believed that he would be evacuated from the B. C. Coastal area. Subsequently, he was notified that he was to evacuate with his family and I agreed to take over the farm on the basis of a lease with a minimum term of three years.

Being very familiar with the operation of this type of farm, I took possession immediately the lease became effective and hired the Hirose family to apply fertilizer, hoe, weed, cultivate and do whatever work was seasonable. Since the family was evacuated, I have carried on the necessary farm work as if the place was my own. In fact, the place is one of the very, very few Japanese farms that has not deteriorated seriously.

Hirose was anxious to lease the place to me because he knew that I would "farm" it. I have planted strawberries which do not bear the first year, black currant bushes which would not bear for two or three years. I have bought manure from other farmers, ploughed in cover crops, planted beans in rotating crops to improve the land. I have quite a large piece planted to cabbage to yield a seed crop in 1944. I have applied fertilizer on all of the berries this fall. This work has been done in good faith. A proper lease drawn up between two responsible parties and held by a responsible Canadian citizen protects our mutual interest. A clause in that lease insures me of just retribution for any expense I may be put to should Hirose derive the benefit of my work, particularly if he had returned within the three year period.

I paid Hirose \$500.00 cash at the time the lease was drawn up, so that he could clear up his indebtedness before he left. Incidentally, I also insured all of his goods and chattels for a three year period against fire at a cost of about \$60.00. That insurance is still in effect and I will carry it as long as there is a moral obligation on me to do so. The said sum of money was paid with the understanding that it would cover the period of three years.

December 21st, 1943.

- 2 -

I do not believe anyone would question me when I say that the money I paid these people was out of all proportion to the value that would be represented by the returns for one or even two years on a farm where there are approximately seven acres cleared! There is no livestock, nor are there any buildings to house any. As a matter of fact, I would have considered the amount paid as a fair proportion of the total value of the place, particularly at the time I took it over. In fact, the owner gave me his legal "Power of Attorney" at the time the lease was drawn up and stated (as he has since) that if there was any change in their status, he would like to turn the place over to me as he could never repay me for the work done.

Seventeen months after my lease was drawn up, I received from the administrator of the "Veterans Land Act" a communication stating that they are now the owners and they herewith cancel any lease I might hold -- and that I will have to draw up a new agreement with them if I wish to carry on and operate the place.

In your capacity, Sir, as Custodian of Enemy Alien Property, you act on behalf of these people and therefore your local office was advised of the lease which was drawn with their approval. Anytime we asked your office about the possibility of negotiating a sale as per the wishes of the owner, we were told that no sale could be effected after the Japanese were evacuated. My point is that your department did effect a sale without any consideration, whatsoever, for any of the terms of the lease. If the place was for sale, I should have at least the choice of two alternatives; i.e., to buy the place or to name damages under the terms of the lease. To add insult to injury, the "Administrator of the Veterans Land Act" asks for rent to be paid to him on the nineteen months unexpired initial minimum three year period which the lease covers. His reason for demanding payment is "that they have no funds of their own," and that they are now legal owners of this land.

I ask that you investigate the matter and at least give me the consideration that I have received from Hirose, who has tried in good faith to carry out his end of a legal bargain.

Yours respectfully,

(Sgd.) J. B. McCurrach
J. B. McCurrach

Carbon copy lease and
most recent wire from
Hirose enclosed.

JEMcC:RB

4940 & 4941
Evacuee Section

912 Royal Bank Bldg.,
Vancouver, B. C.
December 30th, 1943.

G. W. McPherson, Esq.,
Executive Assistant to the
Secretary of State of Canada,
Victoria Bldg., 7 O'Connor St.,
Ottawa, Ontario.

Dear Mr. McPherson:

Re: Tokujii HIROSE and Shiye HIROSE.

Your letter of 27th instant reached me late yesterday but it was not possible to contact Colonel Chandler until this morning. There is very little information on the files and Colonel Chandler had the copy of the lease which we had duly assigned to the Director V.L.A.

The property, comprised of eight acres, is jointly owned by Tokujii HIROSE and his wife Shiye HIROSE. The land is assessed for \$285.00 and improvements \$350.00 and was sold to the Director V.L.A. for \$621.00. According to the J.P. form, the house is a 1½ storey building containing four rooms. The annual taxes amount to \$15.45.

Mr. McCurrach suggests the lease was drawn with the approval of the Custodian but the file does not so indicate. A copy of the executed lease was forwarded to our office by J. W. Streight, solicitor, along with a number of leases on farms owned by Japanese, and receipt was acknowledged.

Mr. Richardson advises that this is one of the best operated farms in the locality and that McCurrach has proved very satisfactory as a tenant.

Colonel Chandler tells me that the notice to McCurrach was sent in the ordinary course and "McCurrach is making a mountain out of a molehill."

The Settlement Board admits that the property is in good shape and say they have no desire to quarrel with McCurrach over the contract. They confirm that McCurrach is a good tenant and if he will avoid extravagant claims and approach the Director in a reasonable frame of mind, the matter will no doubt be settled to the satisfaction of all concerned.

Trusting this is the information you require,

Yours truly,

K. W. FRICHT
COUNSEL TO THE CUSTODIAN

KWF/W

EVACUATION SECTION
Rec'd APN 3 1944
File No. 4940
Ans. PMH
referred Shears

946-5

Sept. 24/48

Claimant

68 Kate Street,
Winnipeg, Manitoba,
March 29, 1944.

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

Dear Sirs:

re: File No. 4940

Your letter dated August 30th, 1943 re: Sale of Rural
Property was forwarded to me by the B. C. Security Commission (Manitoba)
on September 17th last.

Immediately upon receiving your letter, I wrote to Mr. Bruce
McCurrah, 1474 Mary Avenue, New Westminster, B. C., to whom I gave Power
of Attorney to my property, informing him the drastic step your office
took without consulting me in disposing my property. Mr. McCurrah desired
to purchase my property so I asked him to approach your office to get
permission for the transaction. My reason for writing to Mr. McCurrah
was if I have to sell my property I would like to sell it to Mr. McCurrah
than to anybody else. And, as a property owner, I believe, I have the
perfect right to sell my own property to whom I like.

A few days ago I received a letter from Mr. McCurrah and he
informed me that your office would not give approval. I was very much
surprised to hear this for the simple reason that your implied assurance
at the time of registering my property to the Custodian does not mean any-
thing. If you will recall those assurances you gave us, you cannot blame
me for my remarks.

I am not asking you for privileges. I am simply asking you
for your approval to sell my property to my friend because he desires
to buy it. I am a Naturalized Canadian and I believe I have a legal
right to do so as a Canadian citizen.

Please consider this matter immediately. Your favorable reply
will be greatly appreciated.

Yours very truly,

"Tokuji Hirose"

Tokuji Hirose.
Registration No. 12160.

Th: HAH

I hereby certify the foregoing words
to be a true copy of the original
whereof they purport to be a copy.
Jan. 24/49 *[Signature]* *[Initials]*

946-7

Sept. 24/48

Claimant

68 Kate Street,
Winnipeg, Manitoba,
April 22, 1944.

REGISTERED LETTER

11th. I acknowledge with thanks your letter of April

In your letter you stated that you cannot give consideration to my request to dispose of my own property to whom I like. You stated that it is now impossible for you to give consideration to a sale to Mr. Bruce McCurrach, because the sale of my property, together with other rural properties, was made to The Director, the Veterans' Land Act.

I understand from your letter of August 30th, 1943 that this transaction took place on January 1st, 1943, exactly one year and four months ago, but to this day you have not given me the sale price of my property which you sold without my consent. Even those properties sold under expropriation law the property owner has the right to appeal for fair sale price. You advised me that you sold my property and yet you do not know the sale price.

As I have stated in my previous letter I have a buyer for my property. Mr. Bruce McCurrach is offering \$1,500.00 CASH. Why can't I sell my property to Mr. McCurrach?

I was under the impression that your office is there to look after the interests of the Japanese people. At least that is what you told me at the time of registering my property. In view of the fact that you will not grant me permission to accept Mr. McCurrach's offer of \$1,500.00 CASH for my property, I take it that you have a far better offer than this from the Director, The Veterans' Land Act. In the event that the offer from the Director, the Veterans' Land Act is lower than that offered by Mr. McCurrach I shall hold you responsible.

Yours truly, "Tokuji Hirose"
Tokuji Hirose, Reg. No. 12160.

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

Jan. 25/49

68 Kate Street,
Winnipeg, Manitoba,
April 24, 1944.

The Secretary of State, acting in his
capacity of Custodian, VANCOUVER, B.C.

Dear Sir:

Re: Chattels

We, Tokuji Hirose, Police Registration No. 12160 and Chiye Hirose, Police Registration No. 12609, have decided to give away to Mr. Bruce McCurrach, 1474 Mary Avenue, New Westminster, B.C., all chattels stored in our house located in the Municipality of Surrey in the Province of British Columbia.

We hereby request you to release to Mr. Bruce McCurrach all chattels belonging to us and we release you from any claim whatsoever with respect to such property.

Location of our property is as follows:-

Block "C" of the South Half of Section 16, Block 5 North Range 1 West, Map 5021, in the Municipality of Surrey in the District of New Westminster in the Province of British Columbia.

Your immediate attention on the above matter will be greatly appreciated.

Yours truly,

Tokuji Hirose
.....
Tokuji Hirose.

Chiye Hirose
.....
Chiye Hirose.

EVACUATION SECTION	
Rec'd	MAY 2 1944
File No.	4940
Ans.	no
Referred	Anderson

1474 Mary Avenue
New Westminster, B. C.
May 1st, 1944

The Custodian of Enemy Property
675 West Hastings Street
Vancouver, B. C.

Dear Sir:

I am in receipt of a letter from the Hirose's, asking me to look after their various chattels that are stored on the farm, which I have under lease. I had all this property under lock and key and insured against fire since they went away. Some of the farm tools were left so I could use them in the cultivation of the land but their own personal belongings are packed away carefully. They want some of the stuff to be sent to them and the balance to be either left where it is or sold by myself.

From the list they have given me, they are anxious to have most of the stuff that they can make use of sent to them. If this release is in accordance with your ideas in the matter, I will be quite glad to take care of the property for them. However, should there be any complications arise out of my taking care of this for them I would rather turn the whole thing over to your office. In the meantime I will send them nothing without your permission.

I attach a card received in the mail Saturday morning asking for their gramophone records. I have these in town now and will send them away as soon as I hear from you.

Yours very truly,

J. B. McCurrach

J. B. McCurrach

P.S. Would you please forward to me any list of chattels which you have in your office in connection with this property.

JBMcC:RB

Enc.



CANADA

SOLDIER SETTLEMENT AND VETERANS' LAND ACT

YOUR FILE NO. 4940
4941
PLEASE QUOTE NO/5247

518 Rogers Bldg.,
Vancouver, B.C.,
June 5, 1944.

The Custodian of Enemy Property,
506 Royal Bank Building,
VANCOUVER, B.C.

Re: Tokuji & Chie HIROSE
Blk. "C" of S $\frac{1}{2}$ Sec. 16, Blk. 5N., Rge. 1W.,
Map 5021, N.W.D. - Surrey Munic.

The above noted property was leased by the Japanese concerned to J.B. McMurrah for a period of three years from the 17th of April, 1942, and the lessor received payment of rental in the sum of \$500.00, which was presumably paid over to him at the time of execution of the lease agreement.

The lease sets out that for the term April 17, 1943 to April 17, 1945, the lessor agrees to pay the taxes on the property and the lessee is to obtain all the berry crops. The full purchase price has now been paid by this Department, and we would appreciate receiving your cheque in the sum of \$16.09 to cover 1944 taxes, tax notice in this connection being enclosed herewith.


District Superintendent.

JK:HJ
Encl.

MEMORANDUM

File Nos.: 4940
1681
5151

Dec. 27th, 1944.

To: Mr. Wright

From: Mr. Green

Re: Mr. and Mrs. Tokuji HIROSE
Mr. George HIROSE

You will doubtless recall this case if you will refer to your letter of December 30th, 1943, to Mr. Macpherson. Since then, the joint owners of this property have sent us a letter dated April 24th authorizing us to release to Mr. McCurrach as a gift, all their belongings. We do not appear to have committed ourselves one way or the other in this matter but have authorized shipment of some of the effects.

There appears to be no claims on file other than possibly \$80.00 as shown in letter of December 7th, 1944, which in any case are covered by the present credit balance in the joint account. Under these circumstances I recommend that we agree to the evacuees' request and advise Mr. McCurrach that we are no longer concerned with the effects he is now holding.

Finally, the matter of the tractor belonging to the son, George, our file 5151. It seems to me that the assignment enclosed with letter of June 15th, 1942 has the effect of releasing the Custodian from any further interest in the tractor but I would recommend your confirmation of this.

HFG:IF

4940
1941
5151

January 5th, 1945.

Mr. J. B. McCurrach,
1474 Mary Avenue,
New Westminster, B. C.

Dear Sir:-

Re: Mr. and Mrs. Tokaji HIROSE
Mr. George HIROSE

Further to our correspondence in May last year, we see that we have never been very specific as to the matter of these Japanese' effects. We should now like to close our file and suggest that you write us your confirmation that you have accepted all their belongings (we are not concerned whether for shipment or safekeeping) and that this office need not be further concerned with them. If, for any reason, you do not wish to do this, please let us know and we can arrange to remove and liquidate what you still hold.

We imagine that the son, George, will in view of your friendship with the family and the document jointly signed by you in connection with the tractor and equipment, no longer consider that he has any equity in these assets. However, when we have your reply to the first part of this letter and any comments you may wish to make on the second, we will write to him for his confirmation on this point.

Yours truly,

H. F. Green
Protection Department

HFG:IF

ESTABLISHED 1878

INCORPORATED 1899

THE BRACKMAN-KER MILLING CO. LIMITED

BRANCHES AT
NEW WESTMINSTER, VANCOUVER, VICTORIA,
CHILLWACK, ROSEDALE, BARDIS, ABBOTSFORD,
LANGLEY PRAIRIE, CLOVERDALE, HANEY,
COURTLAM, LADNER, BRIGHOUSE, NANAIMO,
COURTENAY, PORT ALBERNI, NELSON,
ROSSLAND



CABLE ADDRESS "BRACKMAN"
DOWLING'S GRAIN CODE
BENTLEY'S CODE

HEAD OFFICE:
P.O. BOX 920
NEW WESTMINSTER, B.C.

DISTRIBUTORS OF
PURITY FLOUR

1474 Mary Avenue
New Westminster, B. C.
January 12th, 1945

Office of the Custodian
506 Royal Bank Building
Hastings and Granville Sts.
Vancouver, B. C.

Attention Mr. H. F. Green
Protection Department

EVACUATION SECTION

Recd JAN 13 1945

File No. 4940, 4941, 5151

Ans.

Referred

Ref. File 4940
4941
5151

Dear Sirs:

Re: Mr. and Mrs. Tokujii Hirose
Mr. George Hirose

I wish to acknowledge your letter of January 5th,
received in last night's mail.

It was the wish of these people that I take over their
chattels for safekeeping. I still have them under lock and key and
insured against fire loss. I have a very good man looking after the
place just now and everything is in good order.

I will be in Winnipeg this next week and will find out
what their plans are for the future. I believe it would be very
wise to send them whatever they desired and sell the remainder at
one of your auction sales. I am afraid that they would be quite
disappointed with the prices they would get for the old furniture.

I think it would therefore be a good idea to talk the
thing over and then, when I return, I will get in touch with your
office.

Yours very truly,

J. B. McCurrach
J. B. McCurrach

JBMCC:RB

1474 Mary Avenue
New Westminster, B.C.
February 14th, 1945

Office of the Custodian
506 Royal Bank Building
Hastings & Granville Streets
Vancouver, B. C.

Attention Mr. H. F. Green
Protection Department

RECEIVED	SECTION
FILED	15 1945
Mr. H. F. Green	22/2
Signature	Green

Dear Sirs:

Further to my letter of January 12th, I was able to see the Hirose family when I was in Winnipeg and tried to determine what they would like to have done with their chattels. They asked me to send along some of their personal belongings, such as dishes, books, etc., etc., which they could make use of down there.

I told them there was little use in sending beds, heavy tools, etc., and that when I had picked over the stuff and sent them the best of it, they could turn the rest over to your department for sale. I do not wish to drag the matter along and so I will get as much stuff away to them as soon as I have time.

I have carried fire insurance on their effects since they went away. They owe me for that. This insurance terminates sometime in May and I will not renew the policy. George Hirose has no actual claim on the tractor but I will gladly give him every consideration when I sell the machine.

You can keep the file open on the matter or, if it is simpler for you to close the whole thing, that is something you can decide better than I can. I would be very pleased to work along with your office in the matter until we have moved everything either to them or to one of your sales. I have talked the matter over with your Mr. Anderson and you might speak to him and get his opinion on the thing.

Yours very truly,

J. B. McCurrach
J. B. McCurrach

JBMCC:RB

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February 22nd, 1945.

Mr. J. B. McCurrach,
1474 Mary Avenue,
New Westminster, B. C.

Dear Sir:-

Re: Mr. & Mrs. Tokuji HIROSE
George HIROSE

Many thanks for yours of February 14th which we have since discussed with Mr. Anderson. We understand from him that you will ship everything that you consider worthwhile and will turn the rest over to us for disposal. For our records, you might keep particulars of everything that you ship as we should like to try and account for the inventory signed by you in July 1942.

When you are ready, perhaps you will give us a telephone call or send us a note and we will arrange to have the balance removed.

We note what you write about the tractor and just to keep our files clear, will advise Mr. George Hirose of what you write. Unless we hear from him, we will not pursue the matter any further.

Yours truly,

H. F. Green
Protection Department

HFG:IF

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506 Royal Bank Building,
Vancouver, B.C.

19th July, 1946.

K.W. Wright, Esq.,
Counsel to the Custodian,
Office of the Custodian,
Victoria Building,
Ottawa, Ont.

Dear Mr. Wright:

Re: Akira HIROSE
Sandell Road - Blk. 12, of the N.E. $\frac{1}{4}$ of
Sec. 16, Blk. 5 N. R.W. Map 5698
Mr. & Mrs. Tokuji HIROSE
Hjorth Road - Blk. "C" of the S. $\frac{1}{4}$ of
Sec. 16, Blk. 5 N. R.W. Map 5021

I think the best reply to your telephone enquiry this morning is to send you the "Summaries" which appear on our files and in addition copies of certain correspondence.

I went and saw Mr. Barnet and looked over the appraisals of the above properties but there is nothing particularly revealing. The appraisal of the Sandell Road property was on the basis of \$10.- per acre and it is described as "unimproved bush land".

In regard to the second property, their appraisal indicates:

building 16 x 30	valued for	\$200.-
" 20 x 33	" "	125.-
" 12 x 20	" "	35.-

These are all described as being roughly built and not painted. 5.85 acres was said to be under cultivation and about 2.25 acres of wild land.

You will notice that our Real Property Summary, in addition to the house 16 x 30 mentions five other buildings, whereas only 2 other buildings appear to be appraised. The buildings not appraised, according to Mr. Barnet, would be of no value and would likely be the woodshed, hay shed and the small packing shed referred to in the Summary.

The report on our file which was made by our own employees, Mr. Jack Meryson and Mr. H.J. Logan, agrees with the information on the appraisal

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E.H. Wright, Esq.

19th July, 1946.

just referred to, our report saying that there are 5½ acres cleared and the rest bush land, that the buildings were poor in appearance on the outside but fairly good on the inside.

It may be of interest to note in regard to this particular property that even although according to Mr. Tokuji Hirose's letter of April 22nd, 1944, Mr. McCurrach was prepared to offer \$1,500.- that when Mr. McCurrach wrote to your office on December 21st, 1943, he states in the fifth paragraph of his letter that the money paid by him (presumably referring to the \$500.- required under the lease arrangement) "was out of all proportion to the value that would be represented by the returns and considered the amount paid as a fair proportion of the total value of the place."

The net receipts from the Sandell Road property were \$16.00. This is one of those unfortunate cases where the amount of \$15.00 paid to Mr. Crux for legal fees appears to be somewhat out of proportion with the actual value of a property of this nature.

The net returns from the sale of the Hjorth Road property was \$583.96 and this amount is still to the credit of the joint account of Mr. & Mrs. Hirose on our books.

You are aware that we have not found assessment values to be particularly consistent with actual values, but for your information the Sandell Road property was assessed at \$180.- with no improvements, annual tax \$6.35, and the Hjorth Road property was assess, Land \$285.-, improvements \$350.-, annual tax \$15.45.

Chattels were included in the lease with Mr. J.B. McCurrach, but this matter has been dealt with directly between Mr. McCurrach and the Hirose family and I do not think enters into the present question under consideration.

I trust that the above information will be helpful in dealing with the complaint which you have received from Major E.A. Fletcher.

Yours very truly,

FCS/PMH
encl.

F. G. Shears,
Director.

J. Spratt

CASE NO. 346

IN THE MATTER OF "THE INQUIRIES ACT"
PART 1. REVISED STATUTES OF CANADA 1927. CHAPTER 22

JAPANESE PROPERTY CLAIMS COMMISSION

SUB-COMMISSION

BEFORE

10 (THE HONOURABLE MR. JUSTICE A.G. BUCKINGHAM, SUB-COMMISSIONER

Winnipeg, Manitoba.

24th September, 1949.

IN THE MATTER OF THE CLAIMS OF

TOKUJI HIROSE

CHIYE HIROSE

PROCEEDINGS AT HEARING

APPEARANCES:

F.M. FERG, Esq., Appearing for the
Dominion Government.

S.M. CHENELACK, Esq., Appearing for the
Claimant.

G.E.R. UPTON, Esq., Official Interpreter

20 MARK H. PEARCE, Esq., Sr., Official Reporter.

2.
T. Hirose,
In Chief.

TOKUJI HIROSE, one of the claimants herein,
being first duly sworn, testified as follows:

DIRECT EXAMINATION BY MR. CHERNIACK:

MR. CHERNIACK: Your honour, I would ask that this witness
be allowed to sit, he is not very well.

Q Mr. Hirose, I show you a typewritten statement, was
this prepared in accordance with your instructions?

A Yes.

Q And that is (indicating) your signature?

10 A Yes.

Q And you swear the contents to be true to the best of
your knowledge and recollection? A Yes.

Q I also show you a letter signed Chiye Hirose, whose
signature is that? A My signature.

Q This signature is Chiye Hirose?

A That is my wife's signature.

MR. CHERNIACK: Your honour will note that this property
is owned jointly by the present witness and his wife.

Q Was this signed in your presence? A Yes.

20 MR. CHERNIACK: I think I will tender this one as Exhibit 1,
that is the letter signed by Mrs. Hirose, it is dated
to-day and reads:

September 24, 1948.

I the undersigned hereby appoint my husband, Tokuji
Hirose, to present our joint claim at the hearing for
the property owned jointly at the Municipality of Surrey
in the Province of British Columbia.

Yours truly,

(Sgd.) Chiye Hirose

Chiye Hirose.

5.
T. Hirose,
In Chief.

(Letter dated September 24, 1948, EXHIBIT 1.)

(Real Estate Statement, EXHIBIT 2.)

MR. CHERNIACK: On behalf of my learned friend I will
file the S.S.B. Appraisal as Exhibit 3.

(S.S.B. Appraisal, EXHIBIT 3.)

MR. CHERNIACK: Your honour will note from Exhibit 2
that this property was purchased in 1925 from Yoshito
Hirose.

Q What relation was Yoshito Hirose to you?

10 A The child of my younger sister.

Q Your younger sister? A Yes.

MR. CHERNIACK: The indication is that the claimant
paid \$400.00 cash plus property he owned in Japan,
\$2,500.00. This \$400.00 cash, that is Canadian money.

THE WITNESS: It was Canadian funds.

BY MR. CHERNIACK:

Q This property in Japan you transferred to your nephew
so that we have the equivalent of \$2,500.00 Canadian
dollars or 2,500 yen? A It was in exchange
20 for property owned in Japan to the value of \$2,500.00.

Q Canadian dollars? A Yes.

MR. CHERNIACK: Your honour will note at the time this
property was purchased one acre had been cleared and
there was a house and shack on it and the balance of
the land, consisting of over seven acres, was heavy
bush. The claimant sets out he cleared about six acres
and that the clearing was heavy. He sets out further
he constructed about 5,000 feet of cedar covered ditch-
ing, three to five feet deep, and planted about twenty
mixed fruit trees. I think I should now make reference

4.
F. Hirose,
In Chief.

to the exhibit which was filed in the former case,
No. 945, which was filed as Exhibit B in that case.

Q Mr. Hirose, I show you a sketch which is Exhibit B
in Case No. 945, can you identify this sketch?

A Yes.

Q Who prepared that? A I did.

Q What does it indicate? A This is a plan showing
the ditches, these are the main ditches.

MR. CHURCHILL: The witness is indicating the double lines
as being the main ditches. Now, the claimant is also
indicating that this figure, "5 or 5" here, that
indicates the depth of the ditch next to which the
figure is placed.

Q I show you on this area, which has been surrounded by
green marking----- A That indicates the
property owned by my son.

Q And the balance is yours, is it? A Yes.

MR. CHURCHILL: Need this be shown as an exhibit?

THE COMMISSIONER: I think it should be marked as an
exhibit in this case.

(Plan, EXHIBIT 4.)

MR. CHURCHILL: In addition to the two buildings on the
land when he bought it, he built in 1937 a two-storey
combined shed and picker house and a root house and
estimated the cost of the labour and materials at
about \$400.00. The four buildings are referred to in
the Appraisal, Exhibit B, but I find it impossible to
recognize - oh, yes, the second building referred to
as a shed probably is the building which the claimant
sets out he built himself and the other two would

5.
T. Hirose,
in Chief.

10 appear to be buildings on the land at the date of purchase. It would appear, therefore, that the house which was on the land when he bought it was of greater value than the house which he states cost him \$600.00, but I wouldn't like it to appear as though I agree with the amount of valuation. The claimant points out in Exhibit B that no mention is made of the extensive and excellent ditching. He sets out the buildings were in much better condition than described by the Appraiser, who indicates the house is poor and the other buildings fair and mentions that after evacuation he was offered \$1,500.00 for the property. He indicates, in his opinion, a fair market value was at least \$2,500.00.

THE COMMISSIONER: He says he notified the Custodian of that offer.

20 MR. CHERRIACK: I will come to that. The comment on page 3 of Exhibit B, second paragraph, shows there is a lot of bush land in the area, soil is of a very light nature, a light sandy nature, but no mention has been made of the ditching, which would have an effect on it. There is mentioned at the foot there is a healthy crop of strawberries and raspberries, which was being well looked after on the date of evacuation. I would ask my learned friend to produce a letter from the claimant to the Custodian, dated March 29, 1944, and the reply from the Custodian, dated April 11, 1944, and the reply from the claimant to the Custodian, dated April 22, 1944. I don't see any need to identify these, they are produced from the Custodian's

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6.
T. Hiron,
In Chief.

file and the first one is a letter from the claimant to the Custodian, dated March 29, 1944, which mentions that upon receipt of your letter from the Custodian to the effect that sale had been made of the property, or sale was being made, the claimant wrote to Mr. Bruce McGurrah, informing him of the drastic steps taken by the Custodian. Mr. McGurrah desired to purchase the property and he asked Mr. McGurrah to approach the office. His reason for writing to McGurrah was, if he had to sell his property, he would rather sell it to McGurrah than anybody else, feeling that he had the right to do so. A few days later he received a letter from Mr. McGurrah to the effect the office would not give approval. The claimant stated he was very much surprised and not asking any privileges but simply asking for the approval to sell his property to his friend. He states he is a naturalized citizen and believes he has a legal right to do so as a Canadian citizen.

10
20 THE COMMISSIONER: It is hearsay as to McGurrah.

MR. CHERIACK: Yes.

THE COMMISSIONER: Do you think you could produce McGurrah?

MR. CHERIACK: We hope so, if not, it will be a matter of cross-examination for the Custodian to find out about it.

(Letter dated March 29, 1944, EXHIBIT 5.)

MR. CHERIACK: The next document produced from my learned friend's file is a letter to the claimant dated April 11, 1944, to the claimant, and replying to the letter I have summarized to the effect they would be glad to give consideration to his request, but the sale of the

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T. Hirose,
In Chief.

property, together with other rural property, was made to the Director of the Veterans' Land Act and it is now impossible to give consideration to the sale to McGurrah.

(Letter dated April 11, 1944, EXHIBIT 6.)

10 MR. CHERNIACK: Then as Exhibit 7, there is a letter from the claimant to the Custodian, dated April 22, 1944, acknowledging receipt of this letter mentioning that in the letter which they had received on August 30, 1943, from the Custodian, it would appear that the transaction took place as of January 1st, 1943, a year and four months prior to this letter which I am quoting and to the date of the letter the claimant had not been told the sale price of the property, which had been sold without his consent. He states, "As I have stated in my previous letter, I have a buyer for my property. Mr. Bruce McGurrah is offering \$1,500.00 cash. Why can't I sell my property to Mr. McGurrah?" He mentions that in view of the fact they would not permit him to sell the property to McGurrah, he assumes they have far better value from the Veterans' Land Act.

20 (Letter dated April 22, 1944, EXHIBIT 7.)

Q Then you indicated that you were agreeable to selling your property to Mr. McGurrah for \$1,500.00, did you feel that \$1,500.00 was the fair market value of your property?

A I was willing to sell this property to Mr. McGurrah for \$1,500.00 because I was under an obligation to him on behalf of my son, but I didn't consider that a fair market price.

30 Q Mr. Hirose, you fixed the value at \$2,500.00, did you

8.
T. Hirose,
In Chief.

Cr. Exam.

have a reason in feeling that it was worth that?

10 A I had an offer from a white man for \$2,500.00 on the 28th of May, 1942.

Q We know you didn't accept that offer, why was it you didn't accept that offer? A I spoke to my wife about it and she said she wouldn't sell the property even for \$2,500.00.

Q So that you didn't go through with it?

A After that the man went back to Saskatchewan and after that I was evacuated.

Q At that time, you say it was the end of May 1942, was it already generally known that you were to be evacuated?

A Yes, and that was the reason that man approached me in regard to the sale of the property.

CROSS EXAMINATION BY MR. FERG:

20 MR. FERG: It is submitted that the property sold at its fair market value. The only controversy in the matter appears to be the matter of valuation and there is only one thing I would like to clear up; it doesn't concern the property, but would my learned friend produce the original of letter from the Custodian to the claimant dated June 19, 1944.

MR. CHERNIACK: I have no objection to the filing of the copy.

BY MR. FERG:

30 Q The only thing the claimant may not know - did Mr. McNurrah ever make you an offer in writing for your property? A To the best of my knowledge it is by word of mouth, I am not certain, I have forgotten

whether he wrote or not.

Q Did Mr. McGurrach approach you to purchase your property before you were evacuated?

A No, it was after.

Q Where were you evacuated to, where were you evacuated?

A St. Jean, Manitoba.

Q And you didn't see Mr. McGurrach any more after evacuation from British Columbia? A Yes, I did.

Q Where did you see him? A I saw him in Manitoba.

Q Mr. McGurrach came to Manitoba? A Yes.

Q Was that before the property was sold to the Director of Veterans' Land Act or afterwards?

A I think it was after it was sold.

Q And at that time you were prepared to sell your property for \$1,500.00 to Mr. McGurrach?

A Yes, I would have liked to have sold it to him.

Q Was your wife agreeable? A Yes.

MR. FERG: That is all.

SO THE COMMISSIONER: Very well, witness.

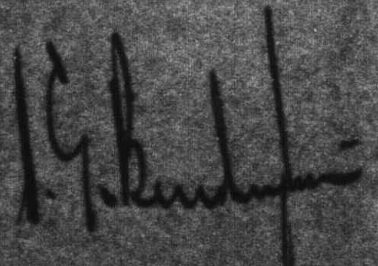
(PROCEEDINGS ADJOURNED SINCE DEAR)

Certified to be a true and accurate transcript.


MARK H. FRANCE, SR.,
OFFICIAL REPORTER.

CERTIFICATE

I, the undersigned Sub-Commissioner, hereby
certify that the foregoing 3 pages of typewritten matter
contain a true and accurate record of the Sub-Commission
held in the Law Courts Building, Winnipeg, Manitoba, at the
time and date first above mentioned.


SUB-COMMISSIONER

Defence Brief

Takuji HIROSE
Chiye HIROSE

Files 4940 & 4941

Case No. 946 A

WINNIPEG
24 Sept. 48
V.L.A.

REAL PROPERTY CLAIM

1. Real Property Claim

\$2500.00

Appraised at

\$621.00

Sold for

\$610.00

Witness: McKay, Appraiser. ✓

Trans. 8 line 27 et seq. Claimant states he received a verbal offer of \$1500.00 from one McCurrach after the property was sold to the Director, V.L.A., and he, claimant, would have liked to have sold it to him. His wife was agreeable too.

*This is correct!
He also had offer*

RWN/mw

Name of Claimant HIROSE, Tokuji
 Custodian File HIROSE Chiye
 4941 & 4940

Case 946

REAL PROPERTY										
Greater Vancouver		Rural (except V.L.A.)			V.L.A. (except Mission Village)		V.L.A. Mission Village		Total	
Sale Price	5% thereof & 12.50	Sale Price	10% thereof	Charges 12.50 & Comm.	Sale Price	Total Award 80% of all Sale Prices % of Amount Total	Sale Price	Total Award 125% of all Sale Prices: % of Amount Total		
					610.00					890.00
PERSONAL PROPERTY										
Motor Vehicles		Boats and Boat Gear								
Sale Price	25% thereof	Sale Price	Nelson Bros. 23.5% of Sale Price	Other Sales 28.5% of Sale Price	Equipment charges paid to purchasers in error. Repay to owners	Amount of Claims for Boat Gear Declared & Not Found & Recorded Now Missing	45% of amount in next preceding column			
NETS										
Total award for Nets plus Sale Price		Total Claim for Nets Sold, Declared Not Found and Recorded Now Missing		Percentage Total Award to Total Claim		Claim for Nets Sold Declared Not Found, & Recorded Now Missing		Apply % ratio to Claim		Deduct Custodian Sale Price
MISCELLANEOUS CHATTELS										
Claim for goods Sold By Auction	Sale Price of Goods Sold By Auction	Rebates of charges 30% of Sale Price	Ratio in % of Sale Price to Claim	Claim for goods Declared Not Found, Recorded Now Missing, & Sold Not Paid	Applica-tion of % ratio to amount in next preceding column	Sale Price of goods Sold by Tender	12% of Sale Price			
TOTAL RECOMMENDATION										890.00

1940 & 1941

October 10th, 1950.

Mr. & Mrs. Tokuji HIROSE,
66 Kate Street,
Winnipeg, Manitoba.

Dear Sir: & Madam:

Re: Japanese Property Claims Commission

Case No. 946

We have received from the Co-Operative Committee
on Japanese Canadians, our form of Release which has been
executed by yourself covering the award recommended under
the above Claims Commission for the sum of ... \$890.00.

Cheque in your favour is enclosed for \$857.52
and we have paid the Co-Operative Committee .. \$ 32.48
for legal fees as authorized by you.

Yours truly,

F.G. Shears
Director

FGS/js
1 encl.

CLAIM NO. 946 - Tokuji and Chiye HIROSE

This claim is made in respect to a 8.10 acre parcel of land situate near Port Mann B.C., sold by the Custodian to the D.V.L.A., the selling price of \$610.00 being based on an appraisal by an S.S.B. Appraiser.

It appears that prior to the sale by the Custodian one J.B. McCurraeh, who was the tenant of the property, on the claimants' evacuation had offered the claimants \$1500.00 cash for the property, and at the claimants' suggestion made the offer direct to the Custodian of Enemy Property prior to consummation of the sale to the D.V.L.A. Confirmation of the offer is found in McCurraeh's letter, filed as Exhibit 8.

In these circumstances Counsel propose payment to the claimants of the sum of \$890.00, on the assumption that the fair market value at the date of sale to the D.V.L.A. was \$1500.00.

I concur in this proposal, as I consider that the evidence establishes the fact that the fair market value at the date of sale to the D.V.L.A. was not less than \$1500.00. I THEREFORE RECOMMEND payment to the claimants of \$890.00.

H. I. BIRD

Commissioner.

February 1st 1950.