

5613

RECEIVED

Sunbury
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 INFORMATIONNAME: OLIKAWA HisashiHOME ADDRESS: River Rd., Sunbury, B.C.REGISTRATION NUMBER 10574 SEX: Male AGE: 23OCCUPATION: Fisherman

(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: B.C. Packers, Steveston, B.C.MARRIED? NoNAME OF WIFE OR HUSBAND: NoneADDRESS OF WIFE OR HUSBAND: NoneNAMES OF ANY LIVING CHILDREN: NoneADDRESS OF CHILDREN: NoneAGE OF CHILDREN: None**STATEMENT OF ALL REAL PROPERTY** (Each parcel must be mentioned and particulars given)

1. LOCATION AND DESCRIPTION: River Rd., Sunbury, B.C. 2.67 acres
lot 5 of subdivision of a portion of a 30. acre portion of district
lot 131 group 2 - in the district of New Westminster, B.C.

2. BUILDINGS AND OTHER IMPROVEMENTS: None *house to A. Allen along*
with lot 6 owned by
1 Eiki Orikawa 2-19-44

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

4. TAXES (Amount and where payable) \$9.65 paid to the municipality of Delta,
B.C. 1941 taxes paid.

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 Land Registrar's office New Westminister, B.C.
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: None
9. IF FARM LAND STATE CROPS SOWN strawberries, fruit trees, currants,

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:
Fishing nets - 2 floats - 28 piles - now in house on River Rd.
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

FORM 11-2

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)
None /7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts)
None8. BANK ACCOUNTS Bank of Canada, New Westminster, B.C. - \$138.87 /9. LIFE INSURANCE The Dominion Life Assurance Co., for \$1,000.00 -
Policy No. 162599 - Premium \$49.15 - Ben. - father and mother /
Zennoshin - Masu

10. INTEREST IN ANY ESTATES OR TRUSTS.

None

11. SAFETY DEPOSIT BOX:

None

LIABILITIES:

1. PERSONAL DEBTS: M. Tsuida, Greensboro, B.C. - \$100.00. *Added 11-2-43*

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 22nd day of April

1942.

(Signature)

H. OikawaP. J. Williams

Witness

FOR DEPARTMENTAL USE

INFORMATION FROM R.C.M.P.

Date Sept. 17/43.

Our File No. 5613

Full Name OKAWA Hisashi
(Surname in Block Letters)

Registration No. 10574

Male - Female
(check)

Age Sept. 2, 1918

Former Address R. R #1, New West, B.C.

Date Evacuated May 18/42 Naturalized - Canadian-Born - National
(check)

Present Address

Carey
Passy, Man. J. Duffin Paper Co
60 Angus E. McBean. #57 A
Dryden, Ont.

Married - Single
(check)

Name of Wife

Name of Husband

Name of Mother

nei
HATAKE YAMA

Name of Father

Zennoshin
05309

Names of Children under 16

Masa # 10578

Requested by

ECI

Registered with Custodian

(Yes or No)

Additional Information

Fisherman Owner of Boat

70/9

SUMMARY TAKEN FROM VESSELS RECORDS

Date: Jan. 7, 1944

Reg. No. 10574

File: 5613

Name: Hisashi OIKAWA

Boat File No.: JFVDC 331

Name of Vessel: "H.O." 29' x 7'2" x 3' (1938) Palmer 7 HP (1938)

Lic. or Reg. No.: New Westminster 2301

Naval No.: NW.092-F

Owner's Valuation: \$1,050.00

JFVDC Valuation: \$546.00 Survey #190 (Appears older than listed Engine newer than hull)

Custodian Valuation: No appraisal

Date of Sale: April 1, 1942.

Purchaser: Nelson Bros. Fisheries Ltd.

Signature on Sales Papers: No copy

Selling Price: \$800.00

Paid to JFVDC ~~and~~ Custodian: \$800.00

Supervision Costs: \$10.50

Balance due Owner: \$789.50

Paid to: H. Oikawa on April 7, 1942.

Location of Boat at Sale: New Westminster

Claims Against Canadian Govt.:

Repairs: Star Shipyard-Job.123 - \$119.14 (Paid)

Additional Information:

JM

LIABILITY SUMMARY

File 5613

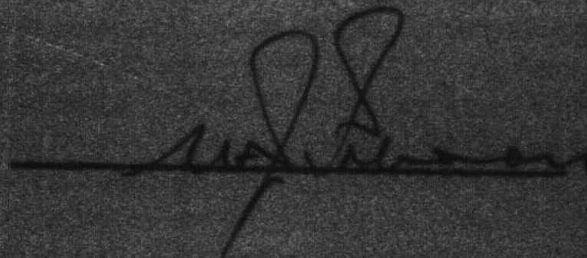
May 9th, 1946.

Re: Hisashi OIKAWA, Reg. 10574

Hisashi OIKAWA declared that he owed the sum of \$100.00 to Mr. H. TSUBURA, File 3343 and on January 30th, 1943 asked the Custodian to pay this debt. The amount of \$100.00 was transferred to TSUBURA'S account on February 11th, 1943.

This file reveals no other liabilities.

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

A handwritten signature, possibly reading "M. J. Thompson", is written over a horizontal line.

WJ:MF

PERSONAL PROPERTY SUMMARY

File No. 5613

13th May, 1947.

Re: Hisashi OIKAWA - Reg. No. 10574

CHATELS: The above Japanese registered with this office on the 22nd April, 1942, and declared leaving fishing nets in float house at Sunbury. These nets were stored at different place and were inventoried by our fieldmen.

A net at the Great West Cannery was sold to them for the net sum of \$150.00, and five nets at Silda's store, New Westminster, were sold at different times for the total net sum of \$328.50.

A number of smaller nets were stored at Ewen Cannery, two of which were sold for the net sum of \$15.75 and \$10.00 respectively. No other funds were collected from nets at Ewen's, as the premises were broken into, and it was found that these nets were missing.

SPECIFIED ARTICLES: Hisashi OIKAWA's boat, "H.O." 29' x 7'2" x 3', Palmer 7HP (1938) was sold through the JFVDC, as per attached brown edged memo dated 7th Jan, 1944, and the sum of \$789.50 was sent to OIKAWA.

BANK ACCOUNT: OIKAWA declared a bank account at Bank of Canada, "ew Westminster, but this was not brought under control by the Custodian.

LIFE INSURANCE: He also declared a Dominion Life Insurance policy, but his was not brought under control or administered in any way by the Custodian.

This file reveals no other personal property assets.

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

H. Allan

HA

5613
File No. 10574

October 7th, 1947.

REAL PROPERTY SUMMARY

CATALOGUE NO.: Included in Director of Veterans Land Act Offer

JAPANESE NAME: Mr. Hisashi Oikawa, REGN. NO.: 10574

PROPERTY ADDRESS: River Rd., R.R. 1, New Westminster, B. C.

LEGAL DESCRIPTION: Lot 5 of subdivision of a portion of a 30 acre portion of district lot 131 group 2 - in the district of New Westminster, B. C.

SOLD

TITLE: In the name of Hisashi Oikawa. Register of Indefeasible Fees Folio 131049E.

ENCUMBRANCES: Certificate of Vesting in Custodian Filed No. 26230.

ASSESSED VALUE: Land \$267.00 Improvements \$30.00, Total \$297.00
Taxes\$ 9.92

CLASSIFICATION: A fruit farm of 2.67 acres planted in strawberries, currants and fruit trees. No buildings on property.

CHATELS: Not included in sale of property.

HISTORY OF ADMINISTRATION: The above named Japanese declared ownership of the above described property, on his "JP" Form of April 22/42. He was evacuated on May 18/42.

This property together with Lot 6 owned by Eiki Oikawa, brother of the above, was rented to Mr. L. A. Allen, from May 18/42 for 7 months at \$10.00 per month in advance, and then from month to month thereafter. The rent to be payable to Zennashin Oikawa, father of the lessor. (see letter 3/6/42 on File 8628).

SOLD:

Rentals were received regularly and credited to Z. Oikawa until January 1/43, from which date they were paid to Director of Veterans Land Act. The lease was handed to the Director of Veterans Land Act on June 29/43. To the Director of Veterans Land Act as at January 1/43 for \$180.00

Approval of Advisory Committee 1st of June 1943.

FUNDS:

Released to the credit of Hisashi Oikawa, February 28/44. Sale price \$180.00 less certificate of Encumbrance \$1.00, Registration fee \$3.00, Legal fees \$15.00, Total \$19.00. Net amount released \$171.00.

TITLE:

Included in C. of T. 166895E. and included in cheque to the Custodian dated February 9/44.

The above Summary is certified to be in accordance with the information on file.

M. Brown

Extracts from Lease.

Files #4948 & 5613.

Lessor: Eiki OIKAWA and Hisashi OIKAWA

Lessee: Leon August ALLEN

Date: 18th May, 1942.

Term: 7th months from 18th May, 1942.

Consideration: \$10.00 each & every month payable in advance commencing 18th May, 1942.

Property:

Lands: Lots 5 & 6 of Subd. of a portion of a 30 acre portion of District Lot 131 Group 2. Municipality of Delta.

Houses: Included.

Chattels: Included, list in lease.

*Income from lease to be credited
to Zenneshin Oikawa. File #8628*

*Chattel: 2 box stoves & stove pipes
1 kitchen stove
1 Inebaghlan gramophone (no records)
2 wall clocks
1 folding bed
1 round parlour table
2 bureaux.*

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

R E P O R T
ON EVACUATED JAPANESE PROPERTY

File No. _____

MUNICIPALITY:

Date: May 22nd, 1942.

NAME: OIKAWA, Hisashi

REGISTRATION NO. #10574

ADDRESS: River Rd., Sunbury, B. C.

PROPERTY: Farm.

ACREAGE: 2.67

KIND OF CROPS: Currants; Strawberries, & Fruit Trees.

APPROXIMATE ACREAGE OF EACH:

HOUSE: ----- VACANT: ----- OCCUPIED -----

DESCRIPTION ----- ROOF: -----

SIZE: ----- NO. OF ROOMS -----

CONDITION: -----

OTHER BUILDINGS: -----

NAME OF LESSEE OR RENTOR: Leon A. Allan

TERMS:

WATER: ON: OFF:

LIGHT: ON: OFF:

REMARKS:

INVENTORY OF CHATTELS LEFT ON PROPERTY

2 Fish Nets
Cork Floats
Quantity of Fishing Gear.

Signed: _____

Canada

DEPARTMENT OF THE SECRETARY OF STATE
OFFICE OF THE CUSTODIAN

JAPANESE EVACUATION SECTION

506 Royal Bank Building,
Vancouver, B. C.

File No. 9613
Reg. No. 10574

APR 13 1944

Mr. Hisashi OIKAWA,
c/o A. E. McBean,
Caray, Manitoba.

Dear Sir:

Re: River Road, R.R. #1, New Westminster, B. C.
Lot 5 of part of a 30 acre portion of Lot 131,
Qp. 2 Map 6284 D. of N. E., S.W. of Delta,
C. of B. 52570.

You have previously been advised that a sale of lands in rural districts was entered into between this Department and The Director, The Veterans' Land Act.

Due to the size of this transaction, the arrangements for same and the completion of the transfer have taken a considerable time. Negotiations were started in the early part of 1943 and were based upon valuations made by qualified appraisers and on the basis of a sale effective as at January 1st of that year. This means that the 1943 revenues from the property were for the benefit of the purchasers, but that taxes, fire insurance and other operating charges were assumed by them.

The following is a statement showing the sale price and adjustments:

Sale price of above described property	\$ 180.00
Add:	
Unexpired insurance premium as at January 1st, 1943	180.00
Less:	
Tax arrears to December 31st, 1942	3.00
Registration fee	
Encumbrance—Principal	
—Interest	3.00
Net proceeds of sale	\$177.00

This amount has been placed to your credit and a statement of your account is endorsed hereon showing the present balance on our books. A small amount for legal fees in connection with the conveyance to the Veterans' land will be charged later.

Yours truly,

F. G. SHEARS,
Director.

1963		Debit	Credit	Balance
Jan. 1	Balance brought forward		\$ 248.00	\$ 248.00 CR
	Credit re Sale of Property		177.00	
	Land Registry Office C/E	\$ 1.00		
Feb. 11	Statement TSWDA to settle a/c	100.00		
13	Cheque to you	50.00		
Mar. 3	W. R. Bilde 2 Note		130.50	
25	1 Note		150.00	
Dec. 10	1 Note #52		15.75	
	" #56		10.00	
			<u>731.25</u>	
				\$ 580.25 CR
				<u>\$151.00</u>

File No. 5613

June 29, 1948.

REAL PROPERTY MEMORANDUM

Re: (Mr.) Hisashi OIKAWA
Registration No. 10574

Veterans' Land Act transaction.

One Real Property only included, being:

Lot 5 of part of a 30 acre portion of Lot 131, Group 2,
Map 6284, Municipality of Delta, in the District of
New Westminster.

Assessment: (1943)

Land.....	\$267.00
Improvements.....	30.00
TOTAL -	<u>\$297.00</u>

Soldier Settlement Board Valuation:

Land.....	\$173.60
Buildings.....	- - -
Fruit trees.....	10.00
TOTAL -	<u>\$183.60</u>

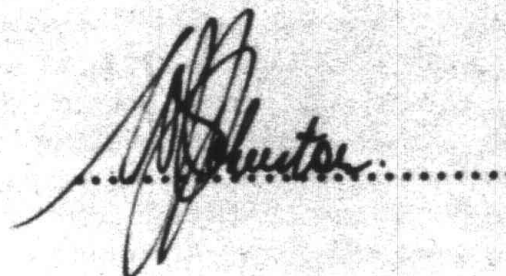
Claimant's Valuation:

Land and Improvements..... \$380.00

Sold to the Director, Veterans' Land Act for..... \$180.00.

Relative documents attached to Claim File.

WJJ/HMS

.....

BC: 429 P

16C/429-P
Farm Appraisal Report

Page 1

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

File No. J.L.608

Land Description Lot 5 of D.L.131, Group 2, Map 6284.

Containing 2.67 Acres

Owner's Name OIKAWA, Hisashi

Post Office Address R.R.1, New Westminster, B.C.

Nearest Rail Point New Westminster, B.C.

Distance 9 mi.

Market Town

Distance 9 "

Church (give denomination) Lutheran

Distance 2 1/2 "

Nearest School Sunbury

Distance 1/2 "

State how property was identified: L.R.O. sketch, map and road.

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

Goes with #1042 River Road; gravelled to New Westminster; road on dyke.

Is this district a good one? Yes.

Employment opportunity Near by in industrial peat bog; bus to New Westminster for other industrial employment.

Predominating Nationality and religion: Scandinavian majority; Lutheran.

Describe Fencing and its condition: None.

Value \$

Water supply: Municipal, not installed.

Value \$

BUILDINGS ON FARM

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE	X	Two small shacks on a float in tide-water, not considered as belonging to the property, and of little value anyway.						
BARN	X							
BARN	X							
GRANARY	X							
	X							
	X							
	X							
	X							

EXHIBIT No.

DATE

FILED BY

(Electricity passes along dyke)

Total present day value \$

Total Value Buildings add to farm \$

Is dwelling habitable without repairs?

If not what is your approximate estimate of cost to make it habitable?

habitable?

Describe the basement and chimneys:

No. rooms downstairs?

Upstairs?

How finished

Are buildings painted?

Condition of paint

Distance from nearest bush

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
1.67	Level. <i>1.67 acres</i>	6" to 10" peaty loam.	Clay	Currants, hay, pasture.	\$80.	\$133.60
Area which can be cultivated without cost other than for breaking.						
	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL		VALUE PER ACRE	
Area which can be cultivated after a reasonable amount of clearing timber, stones, drainage, etc.						
1.0	Level <i>1.0 acre</i>	up to 8" peat 10" peaty loam on clay.		Removal of "hard- hack" growth, work- ing in of peat.	\$40.	\$40.00
Area Unsuitable for Cultivation.						
CHARACTER OF LAND E. G. HILLY, SWAMPY, ROCKY.			NATURE OF TIMBER IF ANY AND WHETHER MARKETABLE		VALUE OF LAND PER ACRE	

Total value of Land \$ 173.60

Total added by buildings to value of farm \$ -

Total fruit trees add to value of farm (for use in orchard districts only) \$ 10.00

Total value of farm \$ 183.60

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

Maintained, reported as leased by L.A. Allen along with Lot 6. Could not see lessee; was away.

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

Only as additional acreage to adjoining land, or for erection of farm home for a fisherman.

Noxious weeds: None observed.

Give approximate detail and Corporation of Delta. Ladner.

amount of all annual taxes and	Mun. and school	-	\$4.58	
names of Taxing Authorities:	Water tax	-	1.90	
	Dyke tax	-	.56	
	Drainage	-	2.88	\$9.92

Date: 24th July, 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 23rd day of July 1942

Inspector's Signature

"B.C. WOODWORTH"

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

Farm Appraisal Report

Remarks:

(FOR ORCHARD LANDS ONLY)

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

ANNUAL COST OF IRRIGATION, DYKING AND DRAINAGE.

ORCHARDS, SMALL FRUITS, ETC.

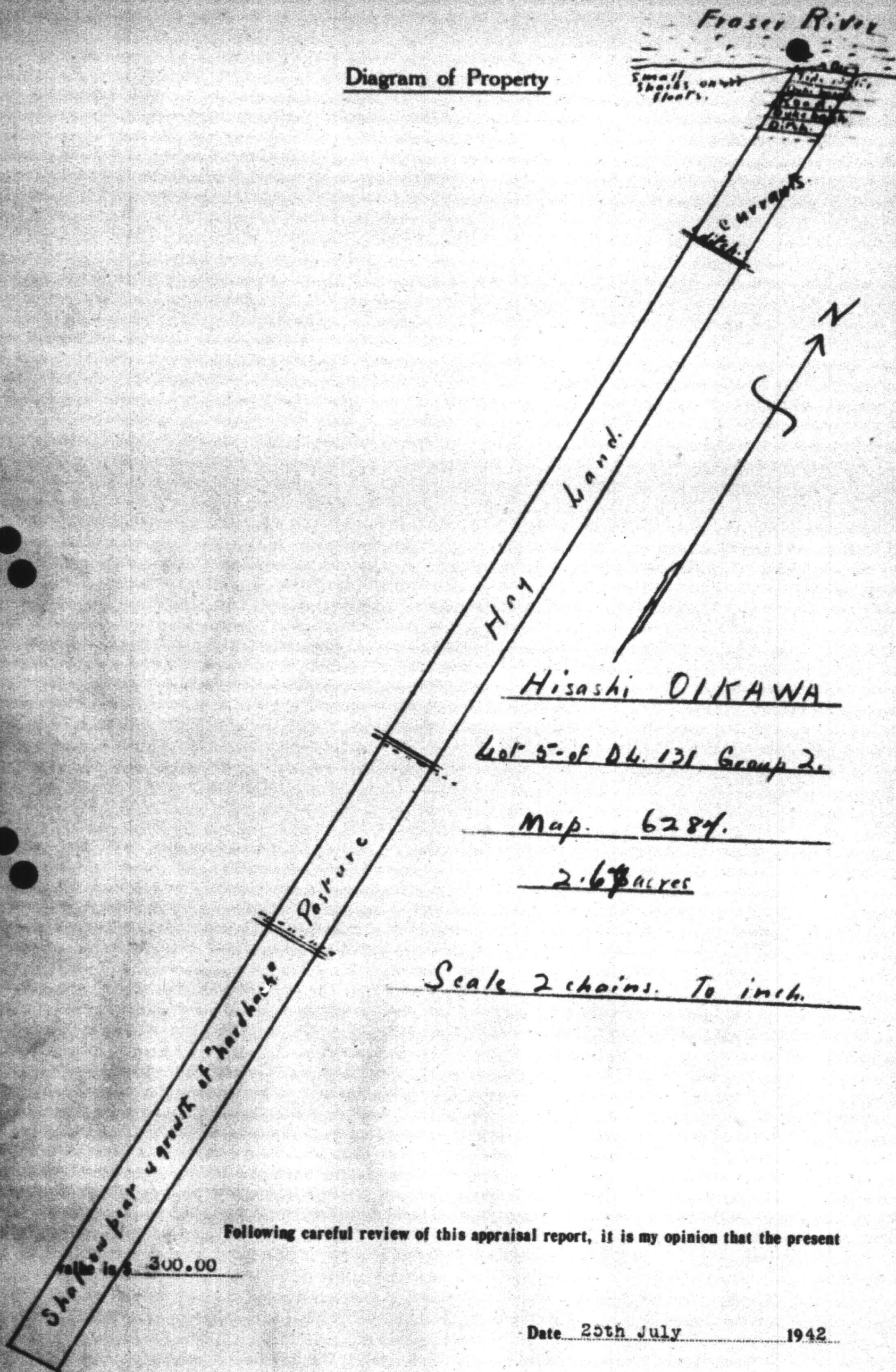
(Give number, age, variety and condition of all tree fruits, condition and area of each kind of small fruits.)

Present Value

Total \$

Amount fruit trees add to value of farm \$

Diagram of Property



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

Date 25th July 1942

"I. T. BARNET"
District Superintendent.

MEMORANDUM

Files 8628
8613

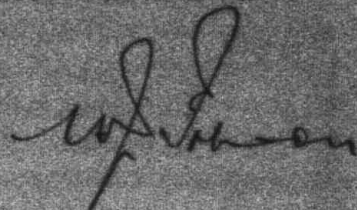
March 19th, 1946.

Re: Samochin OIKAWA, Reg. 05509
Hiroshi OIKAWA, Reg. 10574

TO: The File
FROM: W. J. Iverson

The nets on this file are fully accounted for in regard to those left at Silda's store.

Mr. Peters has not yet received the net records from Ewen's Cannery.



WJ:DP

NET SUMMARY

File 5613

March 18th, 1946.

Re: Hisashi OKAWA, Reg. 10574

DETAILED

SOLD

OTHER DISPOSITION

At Great West Packing Co. Steveston, B.C.

#7 147 fth. lines $7\frac{3}{4} \times 5/50 \times 60$ H

to G.W.P.C. 150.00

At Silda's Store, B. C. #1, New Westminster

SOLD BY SILDA

✓ #12 145 fth on lines $30 \times 7\frac{3}{4} \times 5/50$

\$ 153.00 To J.F.P. Co.

145 fth on lines $30 \times 7\frac{3}{4} \times 5/50$

✓ #13 100 fth. web $6 \frac{1}{8} \times 4/50 \times 60$

\$ 31.50 J.F.P. Co.

✓ #14 300 fth web $5\frac{1}{2} \times 4/50 \times 30$
 $5 \times 3/50 \times 30$

\$ 99.00 J.F.P. Co.

✓ #15 300 fth web $6 \times 4/50 \times 60$

\$ 45.00 J.F.P. Co.

At Bean's Cannery, Richmond, B.C.

#49 150 fth web $8 \times 30 \times 5/50$

#50 $8\frac{1}{2} \times 60 \times 8/50$

#51 100 fth. web $6 \frac{1}{8} \times 60$

✓ #52 300 fth. web $6 \times 60 \times 4/50$

\$ 15.75 B.G.P. Co.

#53 150 fth. web $26 \times 8 \frac{7}{8} \times 9/50$

#54 150 fth. web $17 \times 8\frac{3}{4} \times 9/50$

#55 150 fth. web $60 \times 5\frac{1}{2} \times 4/50$

✓ #56 300 fth. web. $10 \times 5\frac{1}{2} \times 4/50$

\$ 10.00 B. G.P. Co.

#58 1 set of 7" corks

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

NET SUMMARY

File 9613

March 18th, 1946.

Re: Hisashi OTKAWA, Reg. 1057A

DECLARED

SOLD

OTHER DISPOSITION

At Great East Packing Co. Steveston, B.C.

#7 147 fth, lines $7\frac{1}{2} \times 5/50 \times 60$ M

150.00

At Hilda's Store, S. S. St. New Westminster

#12 145 fth on lines $30 \times 7\frac{1}{2} \times 5/50$

145 fth on lines $30 \times 7\frac{1}{2} \times 5/50$

#13 100 fth, web $6 \frac{1}{8} \times 5/50 \times 60$

21.50

#14 300 fth web $5\frac{1}{2} \times 4/50 \times 30$

$5 \times 3/50 \times 30$

99.00

#15 300 fth web $6 \times 4/50 \times 60$

Over 2 1/2 By side

46.00

At Ross's Cannery, Richmond, B.C.

#19 150 fth web $8 \times 30 \times 5/50$

#20 $8\frac{1}{2} \times 60 \times 8/50$

#21 100 fth, web $6 \frac{1}{8} \times 60$

#22 300 fth, web $6 \times 60 \times 4/50$

To B.C. P. 11.00

#23 150 fth, web $26 \times 8 \frac{7}{8} \times 9/50$

#24 150 fth, web $17 \times 8\frac{1}{2} \times 9/50$

#25 150 fth, web $60 \times 5\frac{1}{2} \times 4/50$

#26 300 fth, web, $10 \times 5\frac{1}{2} \times 4/50$

To B.C. P. 10.00

#28 1 set of 7th marks

Handwritten notes and signatures at the bottom left of the page, including "Dec 2", "1945", and "1576".

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

File Nos. 8628
5613

October 15, 1943.

MEMORANDUM

EVACUATION SECTION	
Rec'd	OCT 15 1943
File No.	
Ans.	<i>lfr</i>
Referred	<i>Sato</i>

TO: Miss Seaton

FROM: Mr. C. C. Robinson

Re: OIKAWA Hisashi, Reg. No. 10574

OIKAWA Zennoshia, Reg. No. 05509

I visited Ewen Cannery and below is a list of nets taken by B. C. Packers. On my next visit there I will get payment for these.

No. 30	1 piece old lead line
48	1 piece old lead line
52	4/50 x 6 x 60 - 254
76	4/50 x 5 7/8 x 60 - 100
59	6/50 x 7 - 30 - 300 Remy
60	6/50 x 7 - 30 - 300
61	5/50 x 7 1/2 x 35 - 300
63	4/50 x 5 1/2 x 60 - 300
64	Old cork line - 148
65	1 set old cork line
68-66	Cork and lead line
74	5/50 x 7 1/2 x 16
75	5/50 x 7 1/2 x 15
77	5/50 x 6 1/2 x 60
78	4/50 x 8 - 45
79	5/50 x 7 1/2 x 35
37	4/50 x 5 1/2 x 30 - 240
39	4/50 x 6 x 30 - 280
56	4/50 x 5 1/2 x 10 - 300

K. KIKUGAWA

S. SATO

H. OIKAWA

Z. OIKAWA

"

"

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T. SUTO

"

H. OIKAWA

CCR/HMB

MEMO

OIKAWA, Hiashi
Reg. No. 10574
R.R. 1 New Westminster, B.C.

"#"

At Great West Packing Co.
Steveston, B.C.
C/o J. Whiteside

#1 147 fathom lines $7\frac{1}{2} \times 5/50 \times 60$ Mesh (2 weeks) \$238.00 -

"#"

At Silda's Store
R.R. 1 New Westminster, B.C.

✓ #12	145 fth. on lines $30 \times 7\frac{1}{2} \times 5/50$	} on bottom	170.00
	148 fth on lines $30 \times 7\frac{1}{2} \times 5/50$		
✓ #13	100 fathom web $6 \frac{1}{8} \times 4/50 \times 60$	1 season	35.00
✓ #14	300 fathom web $6 \frac{1}{8} \times 5\frac{1}{2} \times 4/50 \times 30$	1 season	110.00
	$5 \times 3/50 \times 30$	new	
#15	300 fathom web $6 \times 4/50 \times 60$	- $1\frac{1}{2}$ seasons	50.00

365.00
Total

"#"

At. Ewen's Cannery
Richmond, B.C.

#49	150 fth. web $8 \times 30 \times 5/50$	\$10.00
#50	$8\frac{1}{2} \times 60 \times 8/50$	3.00
#51	100 fathoms web $6 \frac{1}{8} \times 60$	25.00
✓ #52	300 fathoms web $26 \times 8 \frac{7}{8} \times 9/50$	35.00
	$6 \times 60 \times 4/50$	
#53	150 fathoms web $26 \times 8 \frac{7}{8} \times 9/50$	15.00
#54	150 fathoms web $17 \times 8\frac{1}{2} \times 9/50$	10.00
#55	150 fathoms web $60 \times 5\frac{1}{2} \times 4/50$	40.00
✓ #56	300 fathoms web $10 \times 5\frac{1}{2} \times 4/50$	10.00
#58	1 set of 7" corks	23.00

171.00 Total

H. Oikawa Reg. No. 10574

To Silda's Store
May 4th 1942

#12. x 145 ft. on line $\left\{ \begin{array}{l} 30 \times 1\frac{3}{4} \times \frac{5}{50} \\ 30 \times 7\frac{1}{4} \times \frac{5}{50} \end{array} \right\}$ on bottom \$170⁰⁰

#13. 100 fathom Web. $6\frac{1}{8} \times \frac{4}{50} \times 60$ - 1 season \$35⁰⁰

#14. 300 fathom Web. $\left\{ \begin{array}{l} 5\frac{1}{2} \times \frac{4}{50} \times 30 = 1 \text{ season} \\ 5 \times \frac{3}{50} \times 30 = \text{new} \end{array} \right\} = 110⁰⁰$

#15. 300 fathom Web. $6 \times \frac{4}{50} \times 60 = 1\frac{1}{2}$ season. \$50⁰⁰

* originally cr. to H. Oikawa. 220⁰⁰ less 22⁰⁰ = 198⁰⁰

also cr. to him \$150 $\times 6\frac{1}{2} \times 60 \times 150$ - 50⁰⁰ he gave in them
Sold by Silda 145⁰⁰ less 14.50 = 130.50

H. Oikawa.

May 1, 1942.

H. Oikawa Reg. No. 10574.
% Ewens Cannery
Richmond
New Westminster B.C.

- #49 150 jth. Web. $8 \times 30 \times \frac{5}{50} = \10^{00}
- #50 $8\frac{1}{2} \times 60 \times \frac{8}{50} \3^{00}
- #51 100 jathom Web $6\frac{1}{4} \times 60 = \25^{00}
- #52 300 jathom web $6 \times 60 \times \frac{4}{50} \35^{00} Sold 15 P. 15 P.
- #53 150 jathom web $26 \times 8\frac{3}{4} \times \frac{9}{50} \15^{00}
- #54 150 jathom web $17 \times 8\frac{3}{4} \times \frac{9}{50} \10^{00}
- #55 150 jathom web $20 \times 5\frac{3}{4} \times \frac{4}{50} \40^{00}
- #56 300 jathom web $10 \times 5\frac{1}{2} \times \frac{4}{50} \10^{00} Sold 36 P 10.00
- #58 1 set of 1 Corks ———— $\$23^{00}$

H. Oikawa

Richardson
To The Custodian, New Westminister
Royal Bank, River Road, B.C.,
Bldg. R.R. 1. June 10th 1942
Vancouver B.C.

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

RECEIVED
JUN 12 1942

5625 Dear Sir — HISASHI
Re. the (3) Okawa place.

Please let me know where
I shall pay the rent for the
3. Okawa place which I rented
on May 1st last.

we paid the first month's rent
the H. B. Johnston H.C. at 116
New Westminister. Did you receive
this amount of \$10.00 would like a
receipt for same.

Should we not hold a contract too

Thanking you I am
Yours truly.

Leon A. Allen

New Westminister
River Road R.R. 1. B.C.

Exclusive Connection
with
**WESTERN UNION
TELEGRAPH CO.**
Cable Service
to all the World
Money Transferred
by Telegraph

CANADIAN NATIONAL TELEGRAPHS

Form 6108

CLASS of SERVICE DESIRED	
Full-Rate Message	☐
Day Letter	☐
Night Message	☐
Night Letter	☐

Patrons should mark an X opposite the class of service desired. OTHERWISE THE MESSAGE WILL BE TRANSMITTED AS A FULL-RATE TELEGRAM

D. E. GALLOWAY ASSISTANT VICE PRESIDENT, TORONTO, ONT.

RECEIVER'S No.	TIME FILED	CHECK

Send the following message, subject to the terms on back hereof, which are hereby agreed to

VANCOUVER B. C.

AUG 24 1942

HISASHI OIKAWA 10574
c/o AUGUS MORGAN
CAREY MAN

GREAT WEST MAY OFFER ONE HUNDRED SIXTY DOLLARS FOR YOUR NET
SEVEN AND THREE QUARTERS BY FIVE PLY FIFTY BY SIXTY MESH BY
ONE HUNDRED FORTY SEVEN FATHOMS WITH LINES TELEGRAPH COLLECT
IF YOU ACCEPT

OFFICE OF CUSTODIAN

VANCOUVER

Charge Office of the Custodian,
506 Royal Bank Building,
Vancouver, B. C.
Pacific 6131



CANADIAN PACIFIC TELEGRAPHS

World Wide Communications

UNAI91 17713 COLLECT 5 EX

CAREY MAN 27 110P

1942 AUG 27 AM 11 51

OFFICE OF CUSTODIAN

VANGOUVER 480

WILL NOT ACCEPT LESS THAN TWO HUNDRED AND THIRTY EIGHT DOLLARS

HISASHI OIKAWA 10574

THIS IS A COLLECT MESSAGE AND
WILL BE CHARGED TO YOUR ACCOUNT
IF UNRECOGNIZABLE PLEASE PHONE
FOR INFORMATION WITHIN 24 HOURS

8628)
5619)

December 7th, 1942

Mr. Zennoshin OIKAWA,
Registration No. 05509,
c/o A. E. McBean,
Carey, Manitoba.

Dear Sir:-

Thank you for your letter of November 9th asking to have the money paid to us by the Silda Store for your nets sent to you. We notice that nets Nos. 12 and 15 sold for \$220.00 less charges of \$22.00 = \$198.00 are the property of your son and we have credited his account with this sum. That leaves \$505.80 for your account.

At present we cannot send you all this money as we are waiting for filing of all claims against Japanese but we have credited your account with it and are sending you \$200.00 herewith. This leaves a balance of \$305.80 to your credit. If your son, Mr. Hisashi Oikawa, needs money he should himself write to this office.

Yours truly,

H. F. Green
Protection Department

Enc.
HFG:IF

% A. E. McBean,
Bancroft, Manitoba,
December 17th 1942.

Mr. H. F. Green,
506 Royal Bank Bldg.,
Vancouver, B.C.

EXHIBITION SECTION	
DEC 22 1942	
File No.	56134-8628
Yes.	
No.	912

8628 - on the Coffey

Dear Sir:-

On the following file No. $\frac{8628}{5613}$
I would like to have the money (\$198)
sent over for the nets No. 12 and No. 15
sold for \$220.00 less charges of 22.00 = \$198.00

I would like to have the nets
check up, being left at E. Wene Cannery,
and Great West Packing Company, on
the following names. J. Oikawa Reg. 05509
H. Oikawa Reg. 10574

Yours truly,
Hiashi Oikawa.

✓

5613

30th December, 1942.

Mr. Hisashi Oikawa,
c/o A. E. McBean,
Carey, Manitoba.

Dear Sir:

Your letter of December 17th addressed to Mr. H. F. Green has been referred to me for attention.

Your request for funds has been referred to the proper department, and you will no doubt be hearing from them very shortly.

We have noted that you state in your letter that nets belonging to Z. Oikawa and H. Oikawa have been left at Ewens Cannery and Great West Packing Company.

Yours faithfully,

M. Sullivan,
Prohibited Property Department.

MS/mf

EVACUATION SECTION	
Rec'd	JAN 28 1943
File No.	5613
Ans.	15/2
Referred	Hulin

% A. E. McBean,
 Carey, Manitoba.
 January 30th 1943.

Mr. H. F. Green,
 506 Royal Bank Bldg.,
 Hastings and Granville,
 Vancouver, B.C.

Dear Sir,

Received your letter the file # 5613
 of January.

I will pay Mr. Mitsunori Tsuda the
 sum of - \$50.00

Will you kindly send the money what left
 to me. Registration # 10574.

Yours truly,
 Hisashi Oikawa.

5613

February 16th, 1943

Mr. Hisashi OIKAWA,
Registration No. 10574,
c/o A. E. McBean,
Carey, Manitoba.

Dear Sir:-

Thank you for your letter of January 24th. We have, as requested, credited the account of Mr. Mitsuyoshi Tsuida with \$100.00 reducing your credit balance to \$148.00. This latter figure is arrived at since your net 5/50 x 6 1/2 x 60 x 150, has been sold for \$50.00 so that with the \$198.00 received from the nets sold by Silda's Store, we held \$248.00 to your credit. We are now sending you here- with our cheque for \$50.00 and have still to your balance \$98.00 from which we shall be able to send you further money from time to time.

Yours truly,

H. F. Green
Protection Department

Enc.
HFG:IF

% A. E. McBean.
Carey, Man..
March 4th 1943.

Mr. H. F. Green.
506 Royal Bank Bldg.,
Hastings and Granville,
Vancouver, B.C..

INVESTIGATION SECTION	
Rec'd	MAR 5 1943
File No.	5613
Ans.	✓
Referred	912

Dear Sir,

Thank you for your letter of Feb. 16th file # 5613.
I have notice that 50 X 62 X 60 X 150 has been
sold for \$50.00.

I like to know where was this net storage
and under whose name, registration number
and what was the full value of the net?
It seems to me there is great difference
in price and I do not agree with it.
If there isn't no mistake on the net
I would like to have the net back again
and sold for full value.

Yours truly,
Hiashi Oikawa.

Hiashi Oikawa

9th March, 1943.

Mr. Hisashi OIKAWA,
Registration No. 10574,
c/o Mr. A.E. McBean,
CAREY, Manitoba.

Dear Sir:

Your letter of March 4th addressed to Mr. H.F. Green has been referred to this department for attention.

The net mentioned in your letter, 5/50 x 6 3/4 x 60 x 150, was stored at Great West Cannery and was tagged 'H. Oikawa'. The price obtained was the appraised value of this net. I trust you will realise that it is impossible to reclaim this net as the sale has been completed.

Since writing to you on February 16th we have received \$151.20 from W. E. Silda for the sale of nets belonging to Zennoshin Oikawa and Hisashi Oikawa as follows:

No. 1.	3 pieces net 100 fathoms 8 1/4 x 25	} Z. Oikawa
No. 2.	100 fathoms 6 1/8 x 4/50 300 fathoms 5 1/2 x 4/50	
		} H. Oikawa

Yours faithfully,

M. Sullivan,
Specified Articles Department.

MS/mf

Mr M. Sullivan,
506 Royal Bank Bldg.,
Hastings and Granville,
Vancouver, B.C.,

% A. E. McBean,
Carey, Manitoba,
March 19th 1943.

Rec'd	MAR 23 1943
File No.	5613
Ans.	M.A.
Ref.	

Dear Sir:

Thank you for your letter of
March 9th, on file #5613

This net of 50 X 6 1/2 X 60 X 150 sold for \$50.00
by Great West Cannery. is it on the lines?
I do not agree with the price, if this
net was on the lines the marked price
is valued for \$135.00

All nets I have tagged is on fair price
so why it should be sold so cheap.

The nets we left at other places are being
sold at our marked price, so why should the
nets left at Great West Cannery sold three less it
value. If the buyer cannot meet our price, we don't
want them to be sold.

yours truly,
Hisashi Okawa.

for green

% A.E. McBean,
Carey, Manitoba,
April 4th 1943.

The Secretary of State
Office of the Stewardship
Stevenson, B.C.

EVACUATION SECTION	
Rec'd	APR 10 1943
File No.	5613
Ass.	13/4
Referred	green

Dear Sir,

Received your letter stating that you
have sold one of our nets stored at
Great West Landing, 5/50 X 6 1/2 X 60 X 150. for \$50.00
I do not agree with the price. The nets we
left at other place are being sold at our price,
so why should the nets left at this place be
sold three times less its value.
If the buyer cannot meet our price, we
don't want to sell them.

This net is sold too cheap so we want it
back again and we will send you the
money back.

Reg. # 10574.

Yours truly,
Hisashi Oikawa.

5613

April 14th, 1943

Mr. Hisashi OIKAWA,
Registration No. 10574,
c/o A. E. McBean,
Carey, Manitoba.

Dear Sir:-

We have received your two letters of March 19th addressed to our main office and April 4th addressed to Steveston.

As explained in ours of March 9th, this net was appraised by a qualified and independent appraiser and has already been sold for \$50.00. We are afraid that we cannot correspond further about this.

Although this net was tagged H. Oikawa, this is quite a common name and as you did not declare this net to us, we are in considerable doubt whether it is in fact yours. We are considering, therefore, holding the proceeds in suspense until you can prove ownership.*

Yours truly,

H. F. Green
Protection Department

HFG:IF

* (a talking point - unnecessary to transfer)
B

% A. McBean,
Carey, Manitoba,
June 16th 1943.

Mr. M. Sullivan,
506 Royal Bank Bldg.,
Hasting and Granville,
Vancouver, B.C..

Rec'd	JUN 19 1943
File No.	5613
Ans.	157
By	Green

Dear Sir:

Stating to file # 5613, nets that
are for storage and sale at Ewens Cannery
B.C. Packers Ltd., are any of these nets
sold?

I have asked many a times to Head office
to check up my nets storage at Ewens
Cannery, and also Great West Cannery,
but they have fail to do so; Till the
last letter I've received I would like
to have these nets check up under these names:

J. Oikawa Reg. # 05509.

H. Oikawa Reg. # 10574

Nets at Ewens Cannery must be
watch carefully. I remain,

Yours truly,
Hisashi Oikawa.

5613
8428

July 5th, 1943

Mr. Hisashi OIKAWA,
Registration No. 10574,
c/o A. McBean,
Carey, Manitoba.

Dear Sir:-

Thank you for your letter of June 16th en-
quiring about your nets. We are now enclosing herewith
a statement in duplicate showing your and your father's
nets as identified by this office. You will notice
that we have not been able to account for all the nets
declared by you to us but as a number of these were
small pieces, we believe that their value would have been
very small and they may have been rejected as unsaleable
and therefore not worth inventorying.

Yours truly,

H. F. Green
Protection Department

See his answer 28-7

Don't see what more can be
done. Consider many of these
small pieces would be
valueless

Enc.
HFG:IF

File #. 5612
8628

% A. McBean,

Carey, Manitoba,

July 23, 1943.

Mr. H. F. Green,

506 Royal Bank Bldg.

Nastong and Granville,

Vancouver, B.C.

EVACUATION SECTION	
Rec'd	JUL 28 1943
File No.	7628-5612
Ans.	for 5612 via Flynn Section
Referred	Screen out Screen

31/7

Dear Sir:-

Thank you for your letter of July 5th and
description of nets which are sold.

I have notice that large sum of nets sold in
different marked price compared to which I have
in list. Which I do not agree. I don't see why
they have to sell it so cheap. I would like it
to be sold on my marked price.

Large value of Nets at Ewen Cannery are
missing on the list, which I would like to enquire
and are listed on the next page. I have notice on
your letter that small pieces of nets have been rejected,
but what happen to the large value of nets? If these
nets on next page are not at the cannery they must
be sold and not reported to custodian, or they may
have been stolen. I would like you to check this
up again and enquire the watchman at the cannery.

yours truly,
Hisashi Oikawa

Reg. # 10574.

File # 8628 25613.

Hisashi Oikawa
Reg. 10574

Even Cannery

<u>Number.</u>	<u>Description</u>	<u>Amount</u>
51.	100 fth. Web. $\frac{3}{8} \times 6\frac{1}{2} \times 60$ —	\$ 25.00 ✓
52.	300 fth Web. $\frac{3}{8} \times 6 \times 60$ —	\$ 35.00 ✓
55	150 fth Web $\frac{3}{8} \times 5\frac{3}{4} \times 60$ —	\$ 40.00 ✓
	total —	\$ 100.00

G. Oikawa

Reg. 05509. - 7625

Even Cannery

59.	300 fth Web. $7 \times 6 \times 30$ —	\$ 40.00 ✓
60.	300 fth Web. $7\frac{1}{2} \times 8 \times \frac{3}{8} \times 60$ —	\$ 60.00 ✓
63.	300 fth Web $\frac{3}{8} \times 5\frac{3}{4} \times 60$ —	\$ 40.00 ✓
64.	148 fth cork line —	\$ 15.00 ✓
65.	150 fth cork line —	\$ 12.00 ✓
66.	Set of cork & lead line —	\$ 25.00 ✓
68.	piece of lead line —	\$ 3.00 ✓
69.	Web. $\frac{3}{8} \times 7\frac{3}{4} \times 60$ —	\$ 10.00 ✓
74.	Web. $\frac{3}{8} \times 7\frac{3}{4} \times 15$ —	\$ 7.00 ✓
75.	Web. $\frac{3}{8} \times 7\frac{3}{4} \times 16$ —	\$ 5.00 ✓
76.	100 fth Web. $\frac{3}{8} \times 5\frac{3}{4} \times 60$ —	\$ 5.00 ✓
77.	Web. $\frac{3}{8} \times 6\frac{1}{2} \times 60$ —	\$ 3.00 ✓
78.	Web. $8 \times \frac{3}{8} \times 60$ —	\$ 15.00 ✓
79.	new Web. $\frac{3}{8} \times 7\frac{3}{4} \times 35$ —	\$ 2.00 ✓
	total —	\$ 242.00

File No. 8628 & 5613

January 13, 1944.

MEMORANDUM

To: Mr. C. C. Robinson

From: Miss Seaton

Re: Zennoshin & Hisashi OIKAWA

Would you kindly let me know what disposition was made of the following nets owned by the above Japanese. (These nets were not included in my memo to you dated August 13th as, at that time, it was assumed they were on hand.)

<u>Our No.</u>	<u>Jan. No.</u>	<u>Description</u>	<u>Jan. Value</u>
1896	62	9/50 x 8 $\frac{1}{2}$ x 26 $\frac{1}{2}$	\$ 5.00
1895	70	3/50 x 5 $\frac{1}{2}$ - 60	2.00
✓1897	53	9/50 x 8 $\frac{1}{2}$ x 26 - 150	15.00
✓1898	54	9/50 x 8 $\frac{1}{2}$ x 18 - 150	10.00
✓1891	58	150 ft. cork line	
1892	67	275 loose 6" corks	5.00

Also unaccounted for ex the Ewen Cannery are the following nets:

Custodian Numbers

1883	1886
1883A	1887
1883B	1887A
1884	1888A
1885	1889A
1885A	

/ms

862E
5613

March 21, 1946.

Department of Labour,
Japanese Division,
360 Homer Street,
Vancouver, B.C.

Dear Sir:

RE: Zennoshin OIKAWA, Reg. No. 05509
Hisashi OIKAWA, Reg. No. 10574

Referring to yours of the 27th ultimo, and your request that we forward to the above the total amount at their credit.

The credit balance in the account of Zennoshin OIKAWA is \$1238.33, representing the sale of nets, sale of fishing vessel the "Z.O." and the up float. Zennoshin OIKAWA did not own any real property. His reference to this no doubt, refers to the property in the name of his son, Eiki OIKAWA, which was sold to the V.L.A. and the proceeds credited to the latter.

The credit balance in the account of Hisashi OIKAWA is \$305.25, representing the sale of nets and his real property. The latter was sold to the V.L.A. and the proceeds of sale are going to his credit.

We have not yet been able to complete the check of nets registered with the Custodian, as in many cases Japanese had left their nets with the Canneries and the ownership was only definitely established after much difficulty.

In a letter received a short while ago from Zennoshin OIKAWA he asks that the funds be remitted in Victory Bonds. Will you kindly ascertain whether the OIKAWAS still wish us to buy these or send them the money.

Yours truly,

W. J. Iverson
Protection Department

WJ:LEH

State Office of Custodian
506 Royal Bank Bldg.,
Hastings & Granville,
Vancouver, B.C.,

% Dryden Paper Co.,
Dryden, Ontario.

Camp # 43.

April 8 1946.

EVACUATION SECTION	
Rec'd	ADD 12 1946
File No.	5613
Ans.	
Referred	Inverness

Dear Sir,

Thanks for the letter of last week,
I would like to have the money
in cash on sale of nets and real property
of \$565.25.

Also for the rent of the property from the Lessee.
Please send it to above address.

Registration # 10574.

I thank you.

Yours truly,
Heishi Oikawa.

5613

May 6th, 1946.

Mr. Hisashi OIKAWA,
Reg. No. 10574,
c/o Dryden Paper Co.,
Camp #43,
Dryden, Ontario.

Dear Sir:

Referring to your recent request for the balance of your funds in the hands of the Custodian, we regret that we have been unable as yet to complete the review of your file owing to the pressure of work.

This will be done as soon as possible and in the meantime we enclose our cheque in the amount of \$500.00 which no doubt will satisfy your needs. The balance remaining in your account is \$65.25.

Yours truly,

W. J. Iverson,
Protection Dept.

WJI:DP
Encl.

File

% Dryden Paper Co.,
Dryden, Ontario.

W. J. Iverson,
506 Royal Bank Bldg.,
Hasting and Granville
Vancouver, B.C.

EVACUATION SECTION	
Rec'd	MAY 16 1946 May 11. 1946
File No.	5613
Ans.	Noted 16/5/46
Referred	Noted

Best to you

Dear Sir:

Thanks you for the letter of May 6th on
file number 5613.

Upon receiving your letter I didn't receive the
money, which I made request some time ago.
Hoping to receive the money soon as possible
of 5615.25.

Reg. #. 10574.

I thank you.

Yours truly,
Masashi Oikawa.

5613

May 15th, 1946.

Mr. Hisashi OIKAWA,
Reg. No. 10574,
c/o Dryden Paper Co.,
Camp #43,
Dryden, Ontario.

Dear Sir:

Referring to your recent request for the balance of your funds in the hands of the Custodian, we regret that we have been unable as yet to complete the review of your file owing to the pressure of work.

This will be done as soon as possible and in the meantime we enclose our cheque in the amount of \$500.00 which no doubt will satisfy your needs. The balance remaining in your account is \$65.25.

Yours truly,

W. J. Iverson,
Protection Dept.

WJI:DP
Encl.

5613

14th May, 1947.

REGISTERED

Mr. Hisashi OIKAWA,
Registration No. 10574,
c/o Dryden Paper Company,
Dryden, Ontario.

Dear Sir:

Your file has now been reviewed and we are enclosing herewith Custodian cheque in the amount of \$65.25, which represents your full remaining credit balance at this office as mentioned in our letter to you of the 6th May, 1946.

Your acknowledgment of this cheque would be appreciated.

Yours truly,

HA

W.E. Anderson,
Office of the Custodian.

1/2 Dryden Paper Co.,
Dryden, Ontario.
June 5, 1947.

Dept. of the Secretary State,
Office of the Custodian,
5016 Royal Bank Bldg.,
Hastings and Granville,
Vancouver, B.C.

EVACUATION SECTION	
Rec'd	JUN 10 1947
File No.	5613
Ans.	
Referred	Anderson

Dear sir —,

Referring to file #5613. I would like to know what happen to the property rent on which to parties rented to August Allen. It was rented for \$10.00 — ten dollars a month, until it was sold.

Receiving the first notice from custodian which was paid by Allen. But we did not receive the money. So far no payment on property rent, or no statement have been made to me. I would like to have all the statement on property sale, rent, tools furniture, lease hold good of Genmushin Aikawa.

Per memo 7 October 1946 and 18-28 that payments of the Jan 1/43 were paid over to 5613 under adjustment

Yours truly,
Heisichi Aikawa.

4948 & 5613

13th June, 1947.

Mr. Hisashi OIKAWA,
Reg. No. 10574,
c/o Dryden Paper Co.,
Dryden, Ontario.

Dear Sirs

We received your letter of the 5th June, and note your enquiry regarding rentals from Mr. Allen.

Rentals were received regularly from Mr. Allen and were credited to your father's account here. As the property was sold to the Director of Veterans' Land Act as of the 1st January, 1943, all rents after that date accrued to them, as also were all taxes, insurance, etc., debited from them.

No chattels other than nets, were declared either by yourself or your father. However your brother, Eiki, did declare furniture and household goods. These were sold by public auction or by appraisal, and the funds credited to his personal account here. Details of the sales are attached hereto for your information.

Yours truly,

W.E. Anderson,
Office of the Custodian.

WEA:HA
Encls.

% Dryden Paper Co.,
#57A,

Dryden, Ont.

Oct. 29. 1947.

Office of Custodian.
506 Royal Bank Bldg.,
Hasting & Granville,
Vancouver, B.C.

EVACUATION SECTION	
Rec'd	OCT 31 1947
File No.	4948/5613
Ans.	
Referred	W. Johnston

Dear sir -

Referring to file # 4948 and 5613

Please send me the Land Title and
land lease deed, which was rented to August
Lean Allen of the two parties.

Eiki Oikawa.

Hisashi Oikawa,

which was left in the hands of Custodian.
Please send it to your earliest convenient.
I thank you.

Yours truly,
H. Oikawa

4948
5613 ✓

October 31, 1947.

Mr. Hisashi OIKAWA,
Registration No. 10574,
c/o Dryden Paper Company,
No. 57 A,
Dryden, ONTARIO.

Dear Sirs:

Re: Lot 5 of part of a 30 acre portion
of Lot 131, Group 2, Map 6284, Municipality
of Delta, in the District of New Westminster.

and

Lot 6 of part of a (30 acre) portion of
Lot 131, Group 2, Map 6284, Municipality of
Delta, in the District of New Westminster.

We are in receipt of your letter of the 29th instant
and in reply wish to advise you that the Certificates of Title
relating to the above-mentioned properties, which were formerly
registered in the names of you and your brother, Eiki OIKAWA,
were cancelled in the Land Registry Office at the time said
property was sold, and it will, therefore, be impossible to
forward these documents to you.

Also, the Lease which you made with Mr. Leon August
Allen was forwarded to the purchasers of the property and can-
not now be obtained by us.

Yours truly,

W. J. JOHNSTON
OFFICE OF THE CUSTODIAN

WJJ/HMS

4948
5613 ✓
8628

January 5, 1948.

AIR MAIL

Mr. Zennochin OIKAWA,
Registration No. 05509,
P. O. Box 339,
Emerson, Manitoba.

Dear Sir:

Re: Lot 6 of pt. of a 30 acre portion
of Lot 131, Group 2, Map 6264,
Municipality of Delta, D. N. W.

With reference to your letter of November 22, 1947,
we wish to advise you that the above-mentioned property was
sold for the sum of \$236.00 and after deducting expenses of
\$19.00 in connection with the sale, the net amount of \$217.00
was credited to the account of Mr. Eiki OIKAWA, Registration
No. 10995, File No. 4948.

Regarding the floats and row boats referred to in
your letter, we wish to advise you as follows:

Two shacks, 12' x 18' and 12' x 14' on float; wood
shed on float, 18' x 50', and a float shack were advertised in
the "Columbian" Newspaper, New Westminster, B. C., on August 28,
1944, and sold to the highest bidder for \$50.00. This amount,
less advertising costs of \$5.32, was credited to Mr. Eiki OIKAWA's
account.

One row boat was sold at public auction on January 31,
1945, for the sum of \$9.00 and the other one was missing and
listed as stolen.

The balance of funds on hand will be forwarded as soon
as possible.

Yours truly,

W. J. JOHNSTON
OFFICE OF THE CUSTODIAN

WJJ/HMS

% Dryden Paper Co.,
#57A.

Dryden, Ont.
March. 17/48.

Mr. W. J. Johnston
506 Royal Bank Bldg.,
Hastings and Granville,
Vancouver, B.C.

EVACUATION SECTION	
Rec'd	MAR 22 1948
File No.	5613
Ans.	
Referred	Johnston

Dear sir -

Referring to file #. $\frac{4948}{5613}$
 $\frac{8628}{}$

I would like to have all information
regarding to the valuation, made for the
custodian of my property, nets, boats, and land.
A copy of Property survey by S.S.B. also
itemized statement of chattel sale.

I thank you.

Yours truly,
Hisashi Okawa.

March 31, 1948.

Mr. Hisashi OIKAWA,
Reg. No. 19574,
c/o Dryden Paper Co.,
#57A,
Dryden, Ontario.

Dear Sir:

We have for acknowledgment your letter of the 17th instant, and attach hereto a statement of your account.

No chattels were sold on your behalf, with the exception of three nets, the proceeds of which are shown on your statement.

The Soldiers Settlement Board farm appraisal report, together with all other documents in connection with your claim, will be forwarded to your solicitors, Cherniack & Cherniack, Winnipeg.

Yours truly,

C. H. Reed,
Office of the Custodian.

CHS/fa
enc. (1)

Box 339,
Emerson, Manitoba,
April 27, 1948..

Dept. Of The Secretary Of State,
Office Of The Custodian,
506 Royal Bank Building,
Vancouver, B.C.

Dear Sirs;

Re: Japaneses Evacuee Property Claim

4513 Lot 5 of part of a 30 acre portion of Lot 131, Group 2,
owned by H. Oikawa, Reg. # 10574.

And

4548. Lot 6 of part of a 30 acre portion of Lot 131, Group 2,
owned by E. Oikawa, Reg. # 10595

Would you please forward to me the complete account
of sales sold under the above names re: dwelling house, furniture etc.,
Your immediate attention will be greatly appreciated.

Thanking you,

Yours truly,

H. Oikawa

Your File Nos. 4948-5613-8628

4548. Platemark 23 March '48
5613 ✓ 23 March '48

March 31, 1948.

Mr. Hisashi OIKAWA,
Reg. No. 10574,
c/o Dryden Paper Co.,
157A,
Dryden, Ontario.

Dear Sir:

We have for acknowledgment your letter of the 17th instant, and attach hereto a statement of your account.

No chattels were sold on your behalf, with the exception of three nets, the proceeds of which are shown on your statement.

The Soldiers Settlement Board farm appraisal report, together with all other documents in connection with your claim, will be forwarded to your solicitors, Cherniack & Cherniack, Winnipeg.

Yours truly,

C. H. Reed,
Office of the Custodian.

CHH/fa
enc. (1)

June 25, 1948.

REGISTERED

Messrs. Cherniack and Cherniack,
Barristers and Solicitors,
No. 31 - 460 Main Street,
Winnipeg, MANITOBA.

Dear Sirs:

Re: Lot 5 of part of a 30 acre portion
of Lot 131, Group 2, Map 6284, Municipality
of Delta, in the District of New Westminster.

For your information we enclose herewith copy of
Soldier Settlement Board appraisal of above real property
which was sold by the Custodian, in regard to which you have
filed a claim with the Commissioner on behalf of Mr. Hisashi
OIKAWA, Registration No. 10574.

Yours truly,

W. J. JOHNSTON
OFFICE OF THE CUSTODIAN

WJJ/HMS
Enc. (1)

CASE NO. 872

IN THE MATTER OF THE "INQUIRIES ACT"

PART 1. REVISED STATUTES OF CANADA 1927. CHAPTER 99JAPANESE PROPERTY CLAIMS COMMISSIONSUB-COMMISSION

19

B E F O R E

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

Winnipeg, Manitoba.

September 8th, 1948.

IN THE MATTER OF THE CLAIM OFHIKASHI OIKAWA

20

PROCEEDINGS AT HEARINGAPPEARANCES:F.M. FERG, Esq., Appearing for the
Dominion Government.S.M. CHERNIAK, Esq., Appearing for the
Claimant.

- - - - -

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

MARK H. PEARCE, Esq., Official Reporter.

21

H. Oikawa.
In Chief.

HISASHI OIKAWA, The claimant herein,
being first duly sworn, testified
as follows:

MR. CHERNIAK: Your Honour, I would like to ask
leave to amend to show the estimated value of
the real property at \$500.00, the sale price is
correct, \$180.00, the loss is therefore \$320.00.
The personal property should show a total
valuation of \$377.00, I will be filing more
details as to that later. The sale price is
\$165.75 and the loss is \$211.25. That is, there
is no change in the personal property. The total
claim is \$531.25.

DIRECT EXAMINATION BY MR. CHERNIAK:

Q Mr. Oikawa, I show you two typewritten statements,
were these prepared in accordance with your
instructions? A Yes.

Q Are these your signatures?

A Yes.

Q Do you swear the contents of these statements to
be true to the best of your knowledge, information
and belief? A Yes.

MR. CHERNIAK: I tender as Exhibit 1 the Real Estate
Statement, Your Honour.

(REAL ESTATE STATEMENT, EXHIBIT 1.)

MR. CHERNIAK: And on behalf of my learned friend
I tender the S.S.B. Appraisal as Exhibit 2.

(S.S.B. Appraisal, EXHIBIT 2.)

MR. CHERNIAK: The Claimant's Chattel Statement as
Exhibit 3.

3.
H. Oikawa.
In Chief.

(PERSONAL ORAL STATEMENT, EXHIBIT 3.)

MR. CHERNIACK: And on behalf of my learned friend I will file his analysis sheet as Exhibit 4.

(ANALYSIS, EXHIBIT 4.)

MR. CHERNIACK: In Exhibit 1, Your Honour, the Claimant sets out that he purchased 2.67 acres of land in 1939 from E.A. Quagga for \$309.82. I have on my file and I am showing to my learned friend a deed of land dated April 11th, 1939, Elizabeth Ann Quagga to Hisashi Oikawa for the consideration of \$309.82, affecting lot 5 as set out in the claim form. The Claimant sets out that he did not do any clearing on the property after buying it but that he cultivated one acre. He then made a harbour with about 7 piles and boom logs at an estimated cost of \$100.00 and planted six mixed fruit trees. He then states that in preparation for building a house he put in 21 piles at a cost of \$10.00 each.

10

Q What does this \$10.00 a pile represent, does it represent the material or labour or both?

A That is the total expense.

Q That is the total expense for putting in the pile?

A Yes.

Q It doesn't include the cost of the pile itself, or is that one just taken off the land?

A It is taken off the land and the cost of driving it in.

Q And if you didn't have them on the land would you have to go out and buy these piles?

22

4.
H. Oikawa
In Chief.

Q So that the \$210.00 is labour alone?

A Yes.

MR. CHERNIAK: Referring for a moment, Sir, to Exhibit 2, Your Honour will note that this land is 9 miles from New Westminster on River Road a gravelled highway and there were no buildings on the property. I might point out to you, Sir, and my learned friend might confirm it that the assessment of this property was land, \$267.00, improvements \$30.00, total, \$297.00

MR. FERG: That is correct.

MR. CHERNIAK: The Claimant sets out that in his opinion the minimum market value at date of sale was \$500.00 and not as shown by the appraiser. I might point out also, Sir, that the appraiser makes no mention of the piles which formed the harbour and no mention of the 21 piles driven in which would have served for the foundation of the house which the claimant would have built had he not been evacuated. We submit of course that that certainly increased the value of the land considerably but no credit for that was given. Referring now, Your Honour, to Exhibit 3, you will note that the claim is for nets which are itemised. Five nets, two of which were sold by the Custodian the balance of which are shown in Exhibit 4, not accounted for, theft, etc. The Custodian's comments in regard to three of the unaccounted for nets is 'Little value'. Notwithstanding he does show a value even though the claimant says

H. Oikawa.
In Chief.

not very much. He also indicates certain cork and lead line and 8 beam chains.

Q These beam chains, where were they?

A They surrounded this property.

Q $\frac{1}{2}$ Do you mean that they were used to hold the beam logs to the piles in the harbour?

A Yes.

MR. CHERNIACK: I should also draw Your Honour's attention to the comment on page 4 which states that there was some evidence of theft.

10

Q The prices shown Mr. Oikawa, as your own values on these nets, when did you fix these values?

A No answer.

Q When did you decide how much these nets were worth? A When we were leaving.

Q Did you do that by yourself or did you fix a valuation in consultation with somebody else?

A We knew the price we paid and we wanted to sell for the price it was worth.

20

Q When you say we, who is we? A My Dad and myself.

Q How long has your Dad been fishing?

A Twenty years.

Q Then his prices were based on his experience as well as your own? A Yes.

BY MR. FERG: It is submitted that the real property sold for its fair market value, that the other articles sold were sold at their fair market value and that the prices claimed for articles not accounted for through theft, etc., is excessive

30

and exorbitant.

Q You didn't have an independent valuation made
of your real property? A No answer.

Q Do you understand my question?

A Not good.

Q I will simplify it if I can - - -

THE COMMISSIONER: Perhaps the interpreter can
make it clearer than you can.

MR. FERG: I think perhaps he can.

10

BY THE WITNESS: My father and myself, we estimated
the price between us, we didn't have anybody else.

Q And that also applies to your fishing nets?

A Yes.

Q You didn't call anybody in to tell you what they
considered the value of these things?

A No.

Q With regard to your claim for floats and piles,
this house of yours was a floating house?

A I have no house.

20

Q Well, these improvements that you are claiming
for they were made in the harbour?

A Yes.

Q Is that on the Fraser River?

A Yes.

Q The Fraser River is a navigable stream?

A Yes.

Q Does the tide affect that river?

A Yes.

Q And you were proposing to add or to build your
house out on the Fraser River?

30

H. Oikawa.
Gr-Ryan.

A Yes.

Q With regard to the fish nets can you possibly tell me how old they were?

A Some I used that year and some I used the year before, some were three and four years old, some a year old and some a few weeks old.

Q Can you tell us about how long the average life of a net would be considering that you use it in and out a fishing season?

10

A About three or four years.

Q There was a claimant gave evidence in another case and he said three years, would you agree with that? A Yes, about that.

Q So that they would depreciate about 33 1/3 percent a year, that is one third; what I mean is that they would wear out at about the rate of one third a year? A Yes, about that.

MR. FERG: That is all.

20

THE COMMISSIONER: Were they bluestoned when you put them away?

THE WITNESS: Yes, bluestoned, washed in fresh water and dry when stored away.

RE-EXAMINED BY MR. CHERNIAK:

Q Mr. Oikawa, about this one third depreciation a year; when you come back from a fishing season do you go over your nets and inspect them?

A Yes, and bluestone them and wash them in fresh water and dry them over the weekend.

30

Q And when you do that and find a rip or a tear

or a weak spot, what do you do about it?

A We repair it.

Q And what does that mean? A If there is a hole in it we mend it.

Q That is you weave in a new section?

A Yes.

Q What condition were these nets, for which you are making claim, in when you were evacuated?

A They were all in good condition.

10 Q If you had to go out for another fishing season or two could you use these nets? A Yes.

THE COMMISSIONER: If they deteriorate at the thirty three and one third percent per year, at the end of three years they are worthless, even though bluestoned and so on.

MR. FERG: I have only learned about nets in Court here Your Honour.

MR. CHERNIACK: I don't think that is quite correct Your Honour.

20 MR. FERG: There is just one observation I wish to make Your Honour and that is the claim for piling and so on apparently put in the Fraser River. Now, if that piling is put in there permanently, I take it it ought to be following along the line of a lease in the matter, this claimant would not own it. We cannot dispose of that question here but the position is this; these houses are, apparently floating houses built on the Fraser River, which is a navigable, tidal stream and that being the case and notwithstanding, there

30

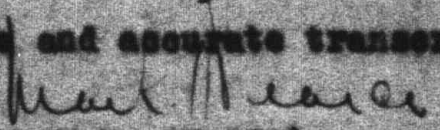
9.
H. Oihawa.

18 are no reservations, they only own to the water's edge. There was a list of cases decided, I think one of them was El M.M. Rep, 408, wherein it was held by the King's Bench that if the piles were driven in, as they are here, the riparian owner would own the property. But in this case I think it is distinguished because this is a navigable, tidal stream and in the absence of any gifts from the Crown, these pilings and improvements made in the river could never become the property of the Claimant or like claimants'. I would just like to make that observation because I believe the question will come in.

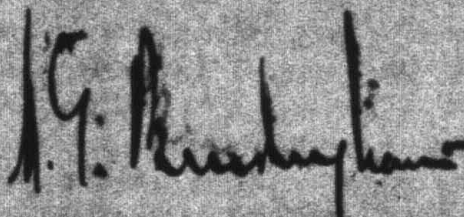
MR. CHERNIAK: Your Honour, I do not propose to discuss that aspect at this time, it will be a matter for the surveyors in Vancouver to take up.

(PROCEEDINGS ADJOURNED SINE DIE.)

20 Certified to be a true and accurate transcript.


(MARK H. PEARCE)
OFFICIAL COURT REPORTER

30 I, the undersigned Sub-Commissioner hereby certify that the foregoing 9 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

Hisashi OKAWA

File No. 5613

Case No. 879

WINNIPEG
8 Sept. 48
V.L.A.

REAL PROPERTY CLAIM

1. Real Property Claim

\$500.00

Appraised at

\$183.00

Sold for

\$180.00

Witness: B.C. Wormworth, Appraiser.

Trans. 8 & 9 Custodian Counsel claims that the pilings and improvements made in the river could never become the property of claimant.

PERSONAL PROPERTY CLAIM

2. Fishing Nets Claim

\$377.00

(a) Nets valued by claimant at 273.00 Sold by tender for 165.75

2 sold to B.C. Packers Ltd. for 25.75
1 sold to Gt. West Cannery for 150.00
See vouchers on this file.

(b) Nets valued at 88.00 Lost, destroyed or stolen.

Witness: C.C. Robinson

See memo d/3 March 44 "Mr. Robinson advises that they were never sold, but he thinks given away as being of little value. On the basis of 66 2/3% per season depreciation the values would be nil. See Ex. 879 - 3.

(c) 8 Boom chains valued at 16.00 Undeclared and not found.

Witness: C.C. Robinson.

Trans. 7 line 2 et seq. Claimant said some of the nets claimed for were 3 or 4 years old. The average life of a net would be 3 or 4 years. Finally he agreed they would wear out in 3 years and that a fair depreciation was 33 1/3% per annum. Note: Expert opinion in Vancouver is that a net depreciates 66 2/3% per season.

Submission:

That the real property sold for its fair market value. That the other articles sold were sold for their fair market value and that the price claimed for articles not accounted for is excessive and exorbitant.

Name of Claimant **OTKAWA, Hasechi**
 Custodian File **513**

Case **579**

<u>REAL PROPERTY</u>										Total	
Greater Vancouver		Rural (except V.L.A.)			V.L.A. (except Mission Village)		V.L.A. Mission Village				
Sale Price	5% thereof & 12.50	Sale Price	10% thereof	Charges 12.50 & Comm.	Sale Price	Total Award 80% of all Sale Prices		Sale Price	Total Award 125% of all Sale Prices		
						% of Total	Amount		% of Total		Amount
					150.00		151.20			151.20	
<u>PERSONAL PROPERTY</u>											
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			
<u>NETS</u>											
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		
						273.00 88.00		232.70	165.75	66.95	
<u>MISCELLANEOUS CHATTELS</u>											
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										270.25	

5613

JAN 8 1951

Mr. Hisashi OIKAWA,
R. R. # 1,
New Westminster, B. C.

Dear Sir:

Re: Japanese Property Claims Commission

Case No. 879

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 ...

\$ 238.23.

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

\$ 224.45

\$ 13.78

Yours truly,

F.G. Shears
Director

FGS:BN
Encl.