

5614

STRAWBERRY HILL
OFFICE OF THE CUSTODIAN
JAPANESE SECTION

FILE No. 5614

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: UJIYE (Fukuye) Mrs. Gentaro
HOME ADDRESS: R.R. #4, Sandell Rd. New Westminster, B. C.
REGISTRATION NUMBER 12866 SEX FEMALE AGE: 52
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: NoneMARRIED? widowNAME OF WIFE OR HUSBAND: Gentaro (deceased)ADDRESS OF WIFE OR HUSBAND: ---NAMES OF ANY LIVING CHILDREN: all over 16

ADDRESS OF CHILDREN: _____

AGE OF CHILDREN: _____

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

1. LOCATION AND DESCRIPTION: R. R. #4, Sandell Rd., New Westminster, B.C.
(Title left at home--details unknown.) 15 acres.

2. BUILDINGS AND OTHER IMPROVEMENTS: 6 roomed 2 storeyed wooden frame house
2 store houses 1 wood shed 2 chicken houses 1 garage
1 bath house

3. INSURANCE (Give particulars; state where policies are) None4. TAXES (Amount and where payable) \$50.00 (Or more) p.a. Cloverdale 1940 paid.5. ENCUMBRANCES (Including any unregistered claims or deposit of title deed)
None6. OCCUPANCY AND LEASES (If vacant so state) Undecided.

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: At home.
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: None
9. IF FARM LAND STATE CROPS SOWN strawberry fruit trees

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: See page 1.
2. LANDLORD'S NAME AND ADDRESS:
3. PARTICULARS OF LEASE AND RENT AND DATE TO WHICH PAID:
4. STATE WHEREABOUTS OF LEASE:
5. SUB-TENANTS, IF ANY (Give name, address, rent and to what date paid)
6. IF FARM LAND, PARTICULARS OF CROPS SOWN:

STATEMENT OF PERSONAL PROPERTY OWNED:

1. GIVE BRIEF DESCRIPTION AND STATE LOCATION OF FURNITURE, FIXTURES, EQUIPMENT AND MACHINERY, STOCK IN TRADE AND PERSONAL EFFECTS:
- IN HOUSE: 3 beds, 1 kitchen stove, 1 dresser, 1 organ, chairs,
2 lg. tables, desks(2), 1
- GARAGE: 1 plough, 1 cultivator, 1 harrow.

2. HORSES, LIVESTOCK AND OTHER ANIMALS, POULTRY AND PETS
- None
3. GIVE THE NAME AND ADDRESS OF ANY PERSON HAVING ANY INTEREST IN, OR CLAIM ON ANY SUCH PROPERTY None

4. INSURANCE CARRIED ON ABOVE PROPERTY: None
5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF OTHERS: None
6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom) None
7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts) None
8. BANK ACCOUNTS: None
9. LIFE INSURANCE: Prudential Life Ins. New Westminster Branch. \$500.00
Beneficiary, daughter, Mrs. Shunpei BABA Policy at home.
10. INTEREST IN ANY ESTATES OR TRUSTS: None
11. SAFETY DEPOSIT BOX: None

LIABILITIES:

1. PERSONAL DEBTS: None
2. TRADE DEBTS: None

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

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

Dated this 22nd day of April 1942.

(Signature)

F. Uyirye

A. Williams
Witness

FOR DEPARTMENTAL USE

INFORMATION FROM R.C.M.P.

Date May 9/43

Our File No. 5614

Full Name UJIYE, (Fukuye) Mrs. Gentaro
(Surname in Block Letters)

Registration No. 12866

Male - Female ☒
(check)

Age Nov. 20, 1889

Former Address RR #4, New Westminster, B.C.

Date Evacuated Oct. 20/42 Naturalized - Canadian-Born - National ☒
(check)

Present Address Tashme, B.C.
New Westminster, B.C.

Widow
Married - Single ☒
(check)

Name of Wife -

Name of Husband Gentaro Ujiye

Name of Mother Dead Name of Father Dead

Names of Children under 16 -

Requested by V. Johnson Registered with Custodian -
(Yes or No)

Additional Information Owner of 15 acres & Hodge.

51/8

Farm Appraisal Report

File No. **JL-544**

Land Description **Lots- 1 and 3- S.W.33- Blk. 5N, Range. 2.**
House No. 272- R.R.4. New Westminster B.C.
 Containing **13.74 ac.** Acres

(Tenant. A.J. Sutton)

Owner's Name **Fukuyo Ujiye**Post Office Address **R.R.4. New Westminster.**Nearest Rail Point **Kennedy**On **B.C.E.R.**Distance **1 1/2 Miles**Market Town **New Westminster**Distance **4 miles.**

Church (give denomination)

Various Nearest St. Helens AnglicanDistance **1 1/2 miles**Nearest School **Simon Cunningham**Distance **1 mile.**State how property was identified: **Map and Enquiry.**EXHIBIT No. **430-21**

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

It is on the corner of two good gravel roads, Town Line & Sandell.Is this district a good one? **not especially.**Employment opportunity **Industrial opportunities possible in and around New Westminster.**Predominating Nationality and religion: **various.**Describe Fencing and its condition: **nil**

Value \$

Water supply: **2 wells**

Value \$

BUILDINGS ON FARM

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE	18 x 32	frame	1 1/2 sty	shakes	old	blocks	poor	150.00
addition	12 x 22	frame	7	shakes	old	blocks	poor	5.00
GARAGE	10 x 16	frame	7	shg.	old	none	fair	35.00
BARN	x							
HOUSE (2)	22 x 12	frame	8	shg.	old	blocks	fair	150.00
HOUSE (2)	12 x 22	frame	7	shg.	old	blocks	fair	
GRANARY	x							
Old Hen House	20 x 100	frame	8	shg.	old	blocks	poor	50.00
Shack	12 x 20	frame	8	shg.	old	blocks	poor	25.00
	x							

Total present day value \$ **400.00**

Total Value Buildings add to farm

\$ **400.00**

Is dwelling habitable without repairs? **yes.** If not what is your approximate estimate of cost to make it habitable? **There are people living in the house but is too poorly constructed to spend money repairing it. A new building is needed.**

Describe the basement and chimneys: **No Basement****roof jacks.**No. rooms downstairs? **3**Upstairs? **2**How finished **wood down unfinished upstairs.**Are buildings painted? **No**Condition of paint **N.A?**Distance from nearest bush **fifty 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	undulating 5 ac.	6 to 12 in sandy loam	granular clay loam to gravel	.50 as strawberries 4.50 as grass weeds and old orchard	\$50.00	250.00
Area which can be cultivated without cost other than for breaking.						
	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL		VALUE PER ACRE	
Area which can be cultivated after a reasonable amount of clearing timber, stones, drainage, etc.						
	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL	NATURE OF RECLAMATION NECESSARY	RECLAMATION COST PER ACRE	VALUE PER ACRE
8.74	undulating 8.74 ac	6 to 10 inches sandy loam	granular clay loam to gravel	thick brush	\$100. to 200	\$0.00 \$ 174.00
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 \$ 424.00

Total added by buildings to value of farm \$ 400.00

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

Total value of farm \$ 824.00

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

There has been little or no farming done on the place for some time
just a small patch of berries in crop this year balance gone back to grass.

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

Noxious weeds: Small fruits, when cleaned up and cultivated
very few NOXIOUS weeds

Give approximate detail and amount of all annual taxes and names of Taxing Authorities: Corporation of Surrey Taxes \$50.00 1 year in arrears

Date: July 15th 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 10 day of July 1942

Inspector's Signature

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

JL-544 - P. WIYE

Farm Appraisal Report

Remarks: Apart from the fact that this property is well situated, as to marketing facilities, fruit packing plant right at the back door, and a good road close to town, there is little that may be said in its favour. The area that at one time has been cropped to berries has been allowed to go back to grass and weeds. The old fruit trees have not been attended to for a number of years. The buildings are in a very poor state of repair.

The present tenant is from the prairie, and has no experience with small fruits. He informs me that he is paying seventy two dollars a year rental, this to include the taxes of fifty dollars.

The uncleared portion of the place is covered with thick brush. The general lay of the land is level. The soil on the south half of it is fair but the north end is a very light sandy loam running to gravel on a good part of it.

A couple of old hen houses have been used in recent years for the raising of rabbits, and are in badly run down condition. The main dwelling, is of frame, and cedar shake construction, just thrown together.

There are a couple of other smaller houses, one leaked and boarded and the other being used, but of little or no value.

Generally speaking, the place is a poor one not likely to find a market, other than at a very reasonable price.

(FOR ORCHARD LANDS ONLY)

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

ASSESSOR No. 1120-2DATE 11-11-20FILED BY W. H. 1120-2ANNUAL 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

\$

\$

\$

\$

\$

\$

\$

\$

\$

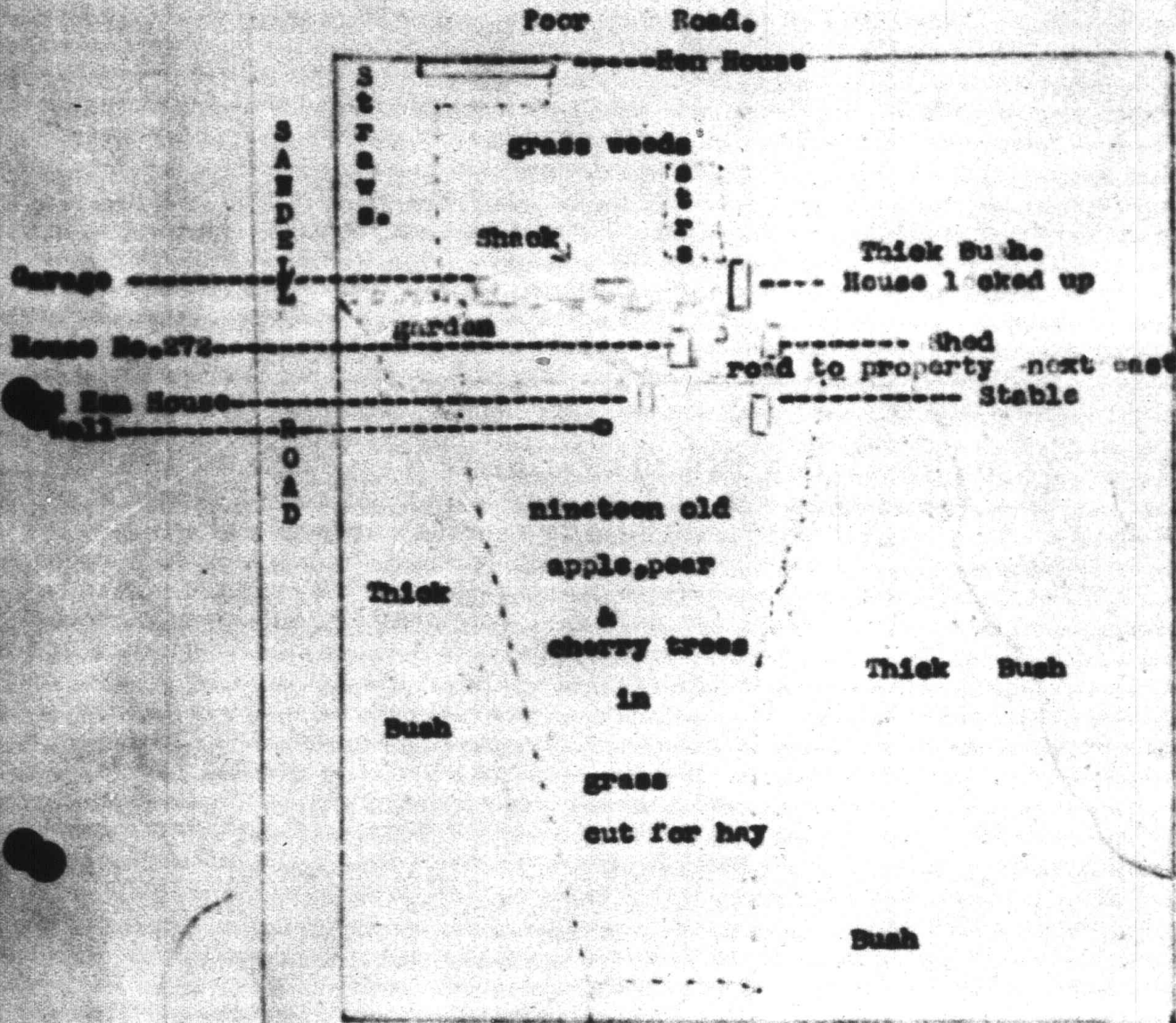
Total \$

Amount fruit trees add to value of farm \$

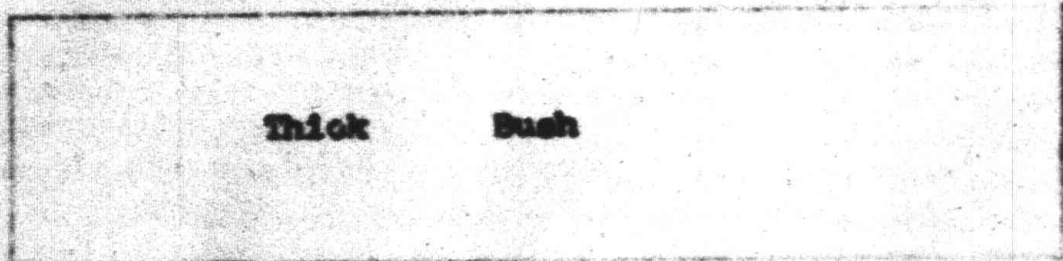
Diagram of Property

Fakura Ujive, Lots -1-3- 3.4.33- Nlk. S.H. Range 2.
House No. 272, Sandell Road, first place on the right
North of Surrey Grovers packing house.

2 Chains to 1 inch



The five acres between the areas sketched in green
belongs to the Surrey Fruit Growers, and has a
packing house on it.



TOWN LINE ROAD
Following careful review of this appraisal report, it is my opinion that the present
value is \$ 800.00

Date 21st July 19 42.

"I.T. BARNET"
District Superintendent.

LIABILITY SUMMARY

File 9614

Re: Fukuro UJIE

Reg. No. 12866.

There is no record of any liabilities on file.

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

J. H. Thompson

DATED May 2nd, 1946.

IM:ML

Mrs. Ujigai forwarded a bill for
75¢ to cover direct charges of Dr. Tai
Kiyahara & requested funds for payment of same.
Cheque to cover was received July 17/46.

FIRE INSURANCE SUMMARY

File #12

Re: Fukaya WIFE

Reg. No. 12866.

There is no record of any insurance on file.

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

[Signature]

DATED May 2nd, 1946.

14:21

PERSONAL PROPERTY SUMMARY

File No. 5614

30th Sept. 1946.

Re: Mrs. Fukuye UJIYE - Reg. No. 12866

CHATELS:

Mrs. UJIYE registered with this office on the 22nd April, 1942, and declared at that time she was leaving a quantity of chattels on her property, and later confirmed that they were being left in the care of her lessee, Mr. Sutton, she was evacuated on the 20th October, 1942, shortly after which our fieldmen inventoried everything that had been left on the property, and had the tenant sign for his responsibility. Our inventory was confirmed as being correct by Mrs. UJIYE on the 20th November, 1942.

With the exception of a few chattels set out in our letter of the 7th Dec., 1944 to Mrs. E. Carbutt which were being left with her pending shipment to the owner, all saleable chattels that could be found on the property were either sold by appraisal to the tenant or by public auction under the daughter-in-law's file No. 3837. The net amount received from the sales totaled \$119.89. These sales represented the sale of chattels on both this file and the daughter-in-law's file.

They were both sent details of the sales and asked for their advice as to the proportions each should receive as their share. Both Japanese acknowledged that distribution should be made of \$69.75 to Mrs. Fukuye UJIYE, and \$50.14 to Mrs. Shikano UJIYE. The necessary transfer was therefore made on the 20th Sept. 1946.

SPECIFIED ARTICLES:

The tenant on the property advised us on the 16th July, 1943 that he had found a shot gun and a rifle on the premises of the Japanese. Under this same date we notified the R.C.M.P. asking that they have them picked up.

LIFE INSURANCE:

Mrs. Ujiye declared having a Prudential Life Insurance policy, but this was not brought under control 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.

W.E. Lumsden
.....

WES/HA

REAL PROPERTY SUMMARY

File 5614

V.L.A. B.C. 475-P

JAPANESE NAME: Fukuye UJIYE - - Reg. No. 12866.

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

PROPERTY ADDRESS: Sandell Road, New Westminster, B. C.

LEGAL DESCRIPTION: Lots 1 and 3 of the South West quarter of Section 33 Block 5 North Range 2 West Map 6634 Municipality of Surrey in the District of New Westminster.

TITLE: In the name of Fukuye UJIYE.

ENCUMBRANCE: None.

Vesting 25366 - 26th January 1943.

ASSESSED VALUE: 1943 - 13.74 acres.
Land \$900.00
Improvements \$1250.00 Total \$2150.00 Taxes \$50.06.

CLASSIFICATION: No inspectors report. Owner declared unspecified area of strawberries and fruit trees with a 2 storey frame house, 6 rooms, 2 store houses, wood shed, 2 chicken houses, garage, and bath house.

HISTORY OF ADMINISTRATION: Lot 1 leased on the 5th May 1942, by the owner to Albert James SUTTON for a period of 2 years from date of lease, the lease including buildings and chattels at a rental of \$6.00 per month. Of this rental, \$72.00 was paid to the Custodian of which \$36.00 was allowed to the Director The Veterans' Land Act as accrued rental. This lease was handed to The Director The Veterans' Land Act on the 31st July 1943.

SOLD: To The Director The Veterans' Land Act for \$809.00 as at 1st January 1943.
Approval of Advisory Committee 1st June 1943.

FUNDS: Released to the credit of Fukuye UJIYE, sale price \$809.00, plus rental \$36.00, total \$845.00; less Certificate of Encumbrance \$1.00, taxes \$118.95, registration fee \$3.00, legal fee \$15.00, total \$137.95. Net amount released \$707.05.

TITLE: Included in C. of T. 169995-E and payment of consideration included in cheque to the Custodian dated March 9th, 1944.

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

DATED May 2nd, 1946.

IM:ML

Laurenson

MEMORANDUM

File Nos. 3837, 5614

December 7th, 1944

To: The File

From: Mr. Iverson

Re: UJIYE, Shikano
UJIYE, Fumyo
CHATTELS

In connection with memo of Oct. 13, R.M. Anderson reports that Mrs. Carbutt did not care to be responsible for the kitchenware, tools etc. but would look after the items shown on list dated Nov 25/44.

All other effects have been removed to auction, sold to tenant, or abandoned.

WJI:LM

Extracts from Lease.

File #5614.

*this
file phase
2.*

Lessor: Fukue UJIYE.

Lessee: Albert James SUTTON.

Date: 5th May, 1942.

Term: 2 years from 5th May, 1942, or duration.

Consideration: \$6.00 per month on the 5th of each & every month, first payment made on 5th May, 1942.
No Taxes.

Property:

Land: Lot 1 on Plan of Subdivision of Parcel "A" of S.W. 1/4
Section 33, Block 5 N., Range 2 W, Map 6634.
Municipality of Surrey.

House: Included.

Chattels: Included.

*may 5.
june 5.
july 5.*

Lease ended S.S.D. 31/7/43.

INVENTORY OF CHATELS BELONGING

TO

UJIYE, (Fukuye) Mrs. Gentaro # 12866

Which have been left in the care of : A.J. SUTTON

272 Sand ell Rd. New Westminster, B.C.

In Big Old House Main floor

- 1 Wall clock
- 1 Kitchen range
- 1 Heater
- 3 Kitchen chairs
- 1 Rocking chair
- 1 Wicker chair
- 2 Beds complete
- 1 Mattress
- 1 Sml. table
- 7 Volumes books : A System of Medicine
- 12 " " : 20th. century Encyclopedia
- 1 Home made book case & wall mirror
- 2 " " Tables (1 with drawers)
- 1 Picture & frame
- Old Linoleum on floors (Kitchen) & (Bedroom) & (Hall)
- 1 Sml. cabinet
- 1 Old home made kitchen table

Upstairs

- 3 Beds complete
- 1 Sml. oil incubator
- 1 Wicker flower basket
- 1 Sml. smoking stand (Home made)
- 1 Carpet sweeper
- 1 Dry mop
- 1 Home made table
- 1 Broken jap ornament lamp
- 2 Chairs (1 no back)
- 1 Glass tray
- 1 Crtn. cont. old decorations etc.
- 1 Fr. crutches
- 3 Iron brackets
- 1 Crtn. cont. magazines
- 6 Biscuit tins
- 1 Old table gramophone in pieces
- 1 Crtn. of old crepe paper
- 1 Sml. crtn. wool
- 1 Sml. basket of light bulbs
- 1 Funnel
- 1 Lamp base
- 1 Piano front
- 5 Boxes of books & magazines &
- 1 Part sack of caskara bark
- 1 Sml. slate
- sml. wire screen
- 1 Crtn. cont. few clothes
- 1 Box dishes packed
- 2 Mantle & 1 Wall clock (not working)
- 1 Sml. cabinet
- 1 Chest of drawers cont. round basket, glass tray, large wooden tray, large platter, 8 jap cups, large lamp shade, pocket warmer, bowl.
- 1 Sml. machine hammer
- 1 Ironing board

The above articles have been left in my care by the owner, and I will be responsible for their safe keeping.

Witness

SIGNED

Office of Custodian R.M. Johnson

In House Upstairs

- 1 Tea chest full of books
- 1 Aluminum tea pot
- 1 Red lantern chimney
- 1 Old violin in case X
- 1 Writing desk
- 1 Home made upholstered stool
- 1 Sml. chest of drawers
- 1 Window screen
- 1 Sml. folding stool
- 2 Pictures & 1 ornament tied up
- 2 Old blinds
- 1 Pr. curtains
- 1 Jap lantern
- 1 Sml. box cont. jap glass porch ornament

Alternate House

- 6 Cases pop bottles
- 1 Box egg flats
- 1 Carton ass. jelly jars
- 1 Window screen
- 1 Bamboo rake N.V.
- 2 Izing glass frames
- 2 Pictures
- 2 Frames
- 1 Mirror
- 1 Box cont. 5 pieces of oval plate glass
- 1 D.B. axe
- 1 Package school scribblers
- 1 Carton decorations
- 1 Tin personal papers
- 1 Blackboard
- 1 Egg crate complete
- 1 Box bottles
- Small quant. rope, basket, & twine in carton
- 1 Ice cream can
- 1 Baby high chair
- 1 Gas lamp
- 1 4 piece jap box
- 1 Carton cont. 3 bowls
- 1 Large box cont. parcel tied up, mandolin, personal effects, glass bowl, jap doll, photographs, teapot, & box tied up
- 1 Box toys books etc.
- 1 Iron pot
- 2 Umbrellas
- 2 Bedsteads
- 1 Ironing board
- 1 Old lounge
- 1 Settee
- 1 Coal scoop
- 1 Single bed spring
- 1 Lantern
- 1 1 Gal. crock
- 3 Sad Irons
- 1 Sickle
- 1 D.B. axe
- 3 Bake pans
- 4 Kitchen chairs
- 2 Few spices
- 1 Carton recipe books (old)
- 2 old bead lights
- 1 1 Gal. jug
- 1 Basket

The above articles have been left in my care, and I will be responsible for their safe keeping.

WITNESS

Marion

SIGNED

A. J. Burton

Office of Custodian

Rm. Anderson

CONTINUED INVENTORY RE. UJIYE, (Fukuye) Mrs. Genataro # 12866

ALTERNATE HOUSE

Box containing, 12 tins incense, & quantity insulated wire
1 Toy truck
1 Old box nails
1 Carton old machine parts, pulleys etc.
1 Chesterfield couch
1 Brass bell
1 4 Gal. oil can
Large quant. egg flats
1 Box containing, car locks, wire, and odd machine parts
2 Chairs unassembled
1 Wash tub cont. quant. paper
2 Hoes
1 Shoe last
1 1 Gal. Jug
1 Wicker chair
1 Small rocking chair
1 Aluminum kettle
1 Umbrella
1 Wash tub
2 Jap iron cookers
1 Iron pot
1 Old rug
1 Childs swan rocker
3 Boxes old parts, & metal
1 Chest cont. assortment pipe, & short hoses
1 Chest cont. quantity parts, chains, & wire
1 Large poker
1 3 piece jap box
1 Jap tub & basket.
1 Dozen beer bottles
1 Chest drawers
2 Small tables
1 Box papers etc.
2 Cartons papers etc.
1 Upholstered chair
1 Kitchen table
1 Mirror & frame
Man's new hat
1 Homemade bench
2 Pairs old curtains
1 Beatty wash tub
2 Food cabinets
Few dishes
2 Mirrors
Old lino. on one floor
1 Basket
1 Sawcepan
1 Hand sawl Hammer head
1 Sickle
1 Pail

BASEMENT

1 Brooder stove & cover
2 Jap tubs

These articles have been left in my care, and I will be responsible for their safe keeping.

WITNESS

[Signature]

SIGNED

[Signature]

Office of Custodian

R. M. Anderson

OLD CHICKEN HOUSE

- 7 1 gal. creek chick fountains
- 14 Assorted boxes
- 1 Broken x cut saw
- 7 Pickers trays
- 3 Car rims
- 1 Car wheel
- 1 Hoe & 1 Dutch hoe

MAIN CHICKEN HOUSE

- 1 Sack charcoal
- 1 Roll insulated wire
- 1 Old car jack
- 1 Water pump
- 2 Boxes chain links & nails
- 4 Round tins cont. snails etc.
- 1 Carton old metal parts
- 1 Pail
- 1 Large auger
- 1 Car rim
- 1 5 Gal. oil tank
- 1 Stool
- 1 Brooder cover
- Quant. of old boxes & used lumber
- 6 Sets of 15 per rabbit pens
- 1 Box assorted glass jars

PACKING STORE HOUSE

- 1 Car wheel (Ford A.)
- 1 Old truck top
- 1 Box cont. old toys
- 1 Wash tub cont. 2 pans, wooden tray, 4 thermos cups, toys etc.
- 1 Studio couch, & upholstered chair (very old)
- 2 6 Gal. crocks
- 1 Straw rug
- 1 Box cont. 2 flashlights, tins etc.
- 1 Large candy tin
- 5 piece jap bowls
- 1 Carton cont. wrapped dishes
- 2 Boxes boots
- 2 Cartons magazines
- 3 Boxes books
- Few loose clothes
- 1 Small wash tub
- 1 Childs scooter (broken)
- 1 Part bundle shingles
- 1 Basket
- 1 Jap tub salt
- 1 Chest cont. old tools, misc. pipes etc.
- 1 Box nailed up
- 1 Frying pan
- 1 Bundle of metal rods
- 1 Spade head
- 1 Old carpenters square
- 1 Old spade
- 1 Bed couch & mattress
- 1 Bed comp. & mattress

These articles have been left in my care by the owner, and I will be responsible for their safe keeping.

WITNESS

[Signature]

SIGNED

[Signature]

Office of Custodian R.M. Anderson

PACKING STORE HOUSE

Small bundle of wrapped bottles
1 Kitchen chair
1 Picture & frame
1 Heater
1 Incubator
1 Homemade table
2 Homemade sleighs (childs)
1 Straw rug
1 Leather cushion
1 D.B. Axe
Few boxes
Small quantity fire wood

GARAGE

11 Egg crates
3 Double egg crates
Small quantity of box shooks
1 Old poor car tire
1 Berry cart
1 Section drag harrows

ON PORCH OF BIG OLD HOUSE

1 Old fruit press
1 Homemade table
1 Old fruit cabinet
1 Cooler

The above articles have been left in my care by the owner, And I will be responsible for their safe keeping.

WITNESS

[Signature]

SIGNED

[Signature]

Office of Sustodian *R.M. Anderson*

TOOL HOUSE

- 2 old bed ends
- Old buggy wheels N.V.
- 1 Old car wheel & tire N.V.
- 12 Boxes old car parts etc. N.V.
- 1 Car gas tank
- 2 Rear end car housings
- 1 Stirrup pump (broken)
- 1 Mattock head

STORE ROOM

- 1 Old D.B. axe head
- 1 Old straw mat
- 2 Old wash tubs
- 1 Wood tub of old netting
- 2 Old bed ends
- Quantity miss. boxes
- 1 Box ass. Bottles
- 2 Picture frames
- 1 Old wheel barrow
- 1 Old chair
- 1 Old sink

STORE HOUSE

- Large quan. bean pole & shakes
- 1 Old brooder w/ top
- Small quantity chicken netting

OLD HOUSE

- 1 750 x 16 Heavy duty truck tire (GOOD) rim cut.
- 1 8' logging chain
- 1 Car jack
- 3 625 x 17 Tire (FAIR)
- 9 Rabbit pens & 9 incomplete
- 1 21 x 450 Tire (old)
- 1 Old tube
- 4 1 Gal. crock & glass jug
- 1 2 Gal. crock jug
- 1 Part roll tar paper
- 1 Small box cement
- Large quantity empty cartons
- 1 Wash boiler
- 1 5 Gal. gas tank
- ~~12 Berry crates~~
- 1 Single tree

The above articles have been left in my care by the owner, and I will be responsible for their safe keeping.

WITNESS

[Signature]

SIGNED

[Signature]

Office of Custodian R.M. Jackson

File #561A.

12th November, 1942.

Name: UJIYE, Mrs. Fukuye

Reg.No.: 12866.

Address: 272 Sandell Rd., New Westminster, B.C.

EVACUATION SECTION

Rec'd DEC 21 1942

File No. 5614

Ans. 7-12-44

Referred

LIST OF CHATTELS LEFT ON PROPERTY.

In Big Old House Main Floor

- 1 Wall Clock
- 1 Kitchen Range
- 1 Heater
- 3 Kitchen Chairs
- 1 Rocking Chair
- 1 Wicker Chair
- 2 Beds complete
- 1 Mattress
- 1 Sml. Table
- 7 Vol. Books: System of Medicine
- 12 " " : 20th Cent. Encyclopaedia
- 1 Homemade bookcase & wall mirror
- 2 " Tables (1 with drawers)
- 1 Picture & frame
- Old linoleum in kitchen, bedroom & hall
- 1 small cabinet
- 1 old homemade kitchen table

Upstairs

- 3 Beds complete
- 1 small oil incubator
- 1 wicker Flower Basket
- 1 sml. smoking stand (homemade)
- 1 Carpet Sweeper
- 1 dry Mop
- 1 homemade table
- 1 broken Jap ornamental lamp
- 2 Chairs (1 no back)
- 1 Glass Tray
- 1 Ctn. cont. old decorations &c.
- 1 pr. Crutches
- 3 Iron Brackets
- 1 Ctn. cont. Magazines
- 6 Biscuit Tins
- 1 Old Table gramophone in pieces
- 1 Ctn. Old Crepe Paper
- 1 Sml. Ctn. Wool
- 1 Sml. Basket of Light Bulbs
- 1 Funnel
- 1 Lamp Base
- 1 Piano Front
- 5 Bxs. Books & Magazines
- 1 part Sack of Cascara Bark
- 1 Sml. Slate
- 1 Sml. Wire Screen
- 1 Ctn. cont. few Clothes
- 1 Box Dishes packed
- 2 Mantle & 1 Wall clock (not working)

Upstairs (cont.)

- 1 sml. Cabinet
- 1 Chest of drawers cont. round basket glass tray, large wooden tray, lge. platter, 8 Jap cups, lge lamp shade, pocket warmer, bowl
- 1 sml. Machine hammer
- 1 Ironing board
- 1 Tea Chest full of books
- 1 Aluminum Tea pot
- 1 Red Lantern Chimney
- 1 Old Violin in case
- 1 Writing desk
- 1 homemade Upholstered Stool
- 1 sml. Chest of Drawers
- 1 Window screen
- 1 sml. folding stool
- 2 pictures & 1 ornament tied up
- 2 Old Blinds
- 1 Pr. Curtains
- 1 Jap Lantern
- 1 sml. Box cont. Jap glass porch ornament

Alternate House

- 6 cases pop bottles
- 1 box Egg Flats
- 1 Ctn. Assorted Jelly Jars
- 1 Window Screen
- 1 Bamboo rake n.v.
- 2 Isinglass frames
- 2 Pictures
- 2 Frames
- 1 Mirror
- 1 box cont. 5 pcs. Oval Plate Glass
- 1 D.B. Axe
- 1 pkge. School Scribblers
- 1 Ctn. Decorations
- 1 Tin Personal Papers
- 1 Blackboard
- 1 Egg crate complete
- 1 box Bottles
- Small quant. rope, basket & twine in carton
- 1 Ice Cream Can
- 1 Baby High chair
- 1 Gas Lamp
- 1-4 pce. Jap box
- 1 Ctn. cont. 3 bowls

Cont. list of chattels on F. Ujiye property.

- 2 -

Alternate House (cont.)

1 lge. box cont. parcel tied up, mandolin,
personal effects, glass bowl, Jap doll,
photographs, teapot & box tied up
1 box Toys, books, etc.
1 Iron pot
2 Umbrellas
2 Bedsteads
1 Ironing board
1 Old lounge
1 Settee
1 Coal scoop
1 Single Bed Spring
1 Lantern
1-1 gal. Crock
3 Sadirons
1 Sickle
1 D.B. Axe
3 Baking pans
4 Kitchen Chairs
Few Spice
1 Ctn. Recipe books (old)
2 Old Headlights
1-1 gal. Jug
1 Basket
Box cont. 12 tins incense & quantity
insulated wire
1 Toy Truck
1 Old box nails
1 Ctn. Old Machine parts, pulleys, &c.
1 Chesterfield couch
1 Brass bell
1-4 gal. Oil can
lge. quantity egg flats
1 box cont. oar-locks, wire & odd
machine parts
2 Chairs unassembled
1 Washtub cont. quantity paper
2 Hoes
1 Shoe last
1-1 gal. Jug
1 Wicker Chair
1 small rocking chair
1 Aluminum Kettle
1 Umbrella
1 Washtub
2 Jap iron cookers
1 Iron pot
1 Old Rug
1 Child's swan rocker
3 boxes Old Parts & metal
1 chest cont. ass't pipe & short hose
1 chest cont. quant. parts, chains & wire
1 large Poker
1 3 piece Jap box
1 Jap tub & basket
1 dozen Beer bottles

Alternate House.

1 Chest of drawers
2 small Tables
1 box Papers etc.
2 Ctns. Papers etc.
1 Upholstered chair
1 Kitchen table
1 Mirror & frame
Man's new hat
1 homemade Bench
2 prs. Old Curtains
1 Beatty Washtub
2 Food Cabinets
Few diehas
2 Mirrors
Old Linoleum on one floor
1 Basket
1 Saucepan
1 Hand saw, Hammer head
1 Sickle
1 Pail

Basement

1 Brooder stove & cover
2 Jap tubs

Old Chicken house

7- $\frac{1}{2}$ Gal. Crock Chick fountains
14 Assorted boxes
1 Broken x cut saw
7 Pickers Trays
3 Car rims
1 Car wheel
1 Hoe & 1 Dutch hoe

Main Chicken House

1 sack Charcoal
1 roll Insulated wire
1 old car jack
1 water pump
2 boxes chain links & nails
4 round tins cont. nails etc.
1 carton old metal parts
1 Pail
1 large Auger
1 Car rim
1-5 gal. Oil tank
1 Stool
1 Brooder cover
Quant. old boxes & used lumber
6 sets of 15 per rabbit pens
1 box assorted glass jars

Cont. list of chattels on F. 5614

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

RECEIVED
NOV 23 1942

Packing Store House

- 1 Car Wheel (Ford)
- 1 Old Truck top
- 1 box cont. old Toys
- 1 Wash-tub cont. 2 pans, wooden tray,
4 thermos cups, toys etc.
- 1 Studio Couch & upholstered chair
(very old)
- 2-6 gal. Crocks
- 1 Straw Rug
- 1 box cont. 2 flashlights, tins &c.
- 1 lge. Candy Tin
- 5 pce. Jap Bowls
- 1 ctn. cont. wrapped dishes
- 2 boxes Boot
- 2 Cartons magazines
- 3 boxes books
- Few loose clothes
- 1 small wash tub
- 1 Child's Scooter (broken)
- 1 part bundle shingles
- 1 Basket
- 1 Jap tub Salt
- 1 chest cont. old tools, misc. pipes &c.
- 1 box nailed up
- 1 Frying pan
- 1 bundle of metal rods
- 1 Spade head
- 1 Old Carpenters Square
- 1 Old Spade
- 1 Bed Couch & Mattress
- 1 Bed com. & Mattress
- Small bundle of wrapped bottles
- 1 Kitchen Chair
- 1 Picture & frame
- 1 Heater
- 1 Incubator
- 1 Homemade Table
- 2 Homemade sleighs (child's)
- 1 Straw Rug
- 1 Leather Cushion
- 1 D.B. Axe
- Few boxes
- Small quantity firewood

Garage

- 11 Egg Crates
- 2 double egg crates
- Small quantity of box shooks
- 1 old poor car tire
- 1 Berry cart
- 1 section drag harrows

On Porch of Big Old House

- 1 old Fruit Press
- 1 homemade table
- 1 old fruit cabinet
- 1 Cooler

Tool House

- 2 old bed ends
- Old buggy wheels N.V.
- 1 old car wheel & tire N.V.
- 12 Boxes old car parts etc. N.V.
- 1 car gas tank
- 2 rear end car housings
- 1 stirrup pump (broken)
- 1 Mattock head

Store room

- 1 old D.B. axe head
- 1 old Straw mat
- 2 old wash tubs
- 1 wood tub of old netting
- 2 old bed ends
- Quantity misc. boxes
- 1 box ass. bottles
- 2 picture frames
- 1 old wheel barrow
- 1 old chair
- 1 old sink

Store house

- Lge. quant. bean pole & shakes
- 1 old brooder top
- small quantity chicken netting

Old House

- 1 750x16 Heavy duty truck tire
(Good) rin cut
- 1 8' logging chain
- 1 Car Jack
- 3 525x17 Tire (Fair)
- 9 Rabbit pens & 9 incomplete
- 1 21x450 Tire (old)
- 1 Old Tube
- 4 1 Gal. crock & glass jug
- 1 2 gal. crock jug
- 1 part roll tar paper
- 1 small box cement
- Large quantity empty cartons
- 1 wash boiler
- 1-5 gal. Gas tank
- 1 single tree

This represents all my chattels remaining in any protected area of British Columbia.

Confirmed:

DATE: Nov. 20. 1942

SIGNED:

J. H. B. v. j. #12866

Please sign and return one copy to the Custodian.

5614

7th May, 1942.

Mrs. Fukue Ujiye,
Sendell Road,
R. R. #4,
New Westminster, B.C.

Dear Madam:

With reference to the interview we had with your daughter this morning in which she outlined the arrangements you have made for leasing your land to Mr. Albert James Sutton, New Westminster.

The Custodian will offer no objection to this arrangement being made at the present time. You will please supply us with a copy of the Lease, which you showed to us this morning, and it must be understood that the monthly rental payments are to be made to this Office, drawn in favour of, G. W. McPherson, Deputy Custodian.

Yours truly,

C.L. Drewry
Manager.

FGS:ND

Dakota BC
July 12/44

Office of Custodians,
Vancouver;

BC.

EVACUATION SECTION	
Rec'd	JUL 14 1944
File No.	5614
Ans.	BCN
Referred	Adams

Dear Sir:-

In a very short time I am getting
a plate of teeth in upper and lower sets,
but owing the lack of funds I am again
advised to write here.

I am sending you the bill of my dentures
kindly send the amount listed promptly.
I would like to have them in as soon as I hear
from you owing to my health. Kindly attend
to this matter promptly.

Thank you.

Sincerely,
Dakota. Office #12866

3837, 5614

December 7th, 1944

Mrs. Morinosuke UJIIE,
Reg. No. 12431,
Fintry, B.C.

Dear Madam:

With reference to your letter addressed to Mrs. Ethel Carbutt, asking her to ship certain of your personal belongings to you.

Mrs. Carbutt advises us that she is not in a position to undertake this, but has agreed to care for the following items, which she will hold for you.

2 augers	1 sm. old grinder
1 stirrup pump	1 peevie head
1 axe	1 cross cut saw
1 spade	2 boxes dishes
1 shoe last	1 tool chest (locked, marked Fujawara)

These will be held subject to your call within a reasonable time.

Yours truly,

W.J. Iverson
Protection Department

WJI:LM

Jackson BC
June 27/44

EVACUATION SECTION	
Rec'd	JUN 30 1944
File No.	5614
Ans.	
Referred	Anderson

Dear Sir:

Recently had a notice saying the property in Lussay has been sold, for but some time before it was said to have been for twelve hundred \$1,200 kindly give us the correct amount.

The taxes you mentioned due, was supposed to have been paid with the amount that was received from the rent each month, kindly give prompt attention to this and am awaiting answer. Since the property has been sold, my relief allowances has been cut and no way of income kindly send the full amount of cash or if able to please send me \$30.00 each month. Kindly send the mentioned money as soon as possible, our relief allowances are paid out on the 1st of each month. Thank you.

Note credit of \$36.00 coming from 067ms
to Dec 31/42
Property sold as at that date
Sale price \$509.00
Refer to 067ms Com re residence

Sincerely
Fukuya Nijige

5614

July 11, 1945.

Mrs. Gentaro UJIE,
Reg. No. 12866,
Tashas, B. C.

Dear Madam:

We wish to acknowledge your letter of June 27th, and wish to inform you that the gross sale price of your property was \$809.00, as shown on the statement sent to you.

This sale was made effective January 1, 1943, and you will note that on the statement sent to you was shown a credit of \$36.00 which represents six months' rent at \$6.00 per month collected by this office during the latter half of 1942. All rents after that date accrued to the purchaser of the property.

We note that you wish us to remit to you the sum of \$30.00 each month. The Custodian would have no objection to making this remittance, but asks that you get the amount approved by the British Columbia Security Commission first.

Yours truly,

WEA/FM

W. E. Anderson,
Administration Department.

5164 & 3837

9th May, 1946.

Mrs. Fuhnye UJIYE,
Registration No. 12866,
New Denver, B.C.

Dear Madam:

According to our records you and Mrs. Shikano UJIYE lived on the same property on Sandell Road, in Surrey. In accordance with the Canadian Government's policy of liquidation all saleable chattels found on the property were sold. The net sum derived from the sale of chattels amounts to \$119.89, and this sum has been credited to Mrs. Shikano UJIYE's account here. However it is being held in view of the fact that you both declared that you owned chattels being left on the property.

We have forwarded to Mrs. Shikano UJIYE at Fintry, B.C., copies of our auction sheets, asking her to pick out the chattels belonging to her, and then to send it on to you. When you have agreed upon the chattels belonging to each of you, it will be necessary for you both to send a letter to this office stating how you wish to have these funds divided.

Yours truly,

F.E. Anderson,
Administration Dept.

WEA:HA

September 9th, 1946.

Mrs. Gentaro (Fukuye) UJIYE,
Registration No. 12866,
New Denver, B.C.

Dear Madam:

In accordance with a letter received from
Mrs. Mary UJIYE, we have transferred the amount
of \$50.14, representing Mrs. F. UJIYE'S share of
the proceeds from sale of chattels credited to
Mrs. S. UJIYE.

The respective shares now are:-

Mrs. J. S. UJIYE	\$69.75
Mrs. S. UJIYE	50.14.

Yours truly,

W.J. Iverson,
Protection Department.

WJ:ML

4112, 3837,
5614

September 9th, 1946.

Mrs. Hassel UJIYE,
Reg. No. 02974,
c/o H.F. Tunbridge,
R.R. No. 2,
Vernon, B.C.

Dear Madam:

We acknowledge your letter of September 4th,
1946, and in accordance with the details shown by
you, we have transferred ^{69.75} \$50.00 from Mrs. S. UJIYE'S
account to that of Mrs. F. UJIYE.

They have both been notified of the transfer.

Yours truly,

W.J. Iverson,
Protection Department.

WJL:ML

New Denver . B.C.
Sept. 13. 1946

Department of the Secretary
of State
Office of the Custodians

EVACUATION SECTION	
Rec'd	SEP 18 1946
File No.	5614
Ans.	
Referred	Anderson

Dear Sir:

Thank you for your letter dated Sept. 9th regarding the money of my chattels which was sold by the Custodians.

I am writing this letter asking you to forward the money, the sum of (\$69.75) sixty nine dollars & seventy five cents to my address above. and would appreciate it very much if you can send to me at your earliest date possible.

Thank you
I remain

Yours Truly
Mrs. F. Eugene Ujizye
Reg no. 12866.

File no. 5614

W.A. 4005 file
69.75 is being
transferred to her & should
appear in account
shortly.

1st October, 1946.

REGISTERED.

Mrs. Fukuye UJIYE,
Registration No. 12866,
New Denver, D.C.

Dear Madam:

As requested in your letter of the 13th September, we enclose herewith Custodian cheque in the amount of \$91.80. This sum represents your full credit balance remaining at this office, derived from the sale of chattels in the amount of \$69.75, of which you have been advised, and balance remaining after your last monthly remittance in August of \$22.05.

When registering with this office you declared you had a Prudential Life Assurance policy, but this was not brought under control by the Custodian.

It would appear that we have not accounted for all the property of every kind left by you in the Protected Area which vested in the Custodian, and in order that you may confirm this and acknowledge the cheque, we are enclosing a stamped addressed envelope for your convenience in replying.

Yours truly,

W.E. Anderson,
Administration Dept.

WEA:HA
Encls. (cheque)

New Denver . B.C.

Oct. 13. 1946.

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

EVACUATION SECTION	
Rec'd	OCT 18 1946
File No.	5614
Any	
Referred	Anderson

Dear Sir:

I wish to thank you for the sum
of Ninety one Dollars & eighty cents received
from you in your Oct. 15th letter (\$91.80).

Thank you again.

I remain

Sincerely .

(Mrs) Fukuze Ujize

F Ujize

File no 5614

5614

February 12, 1948.

REGISTERED

Mrs. Fukaya UJIYE,
Registration No. 12866,
New Denver, B. C.

Dear Madam:

Re: Lots 1 and 3 of the South West
quarter of Section 33, Block 5 North
Range 2 West Map 6634 Municipality of
Surrey 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.

Yours truly,

W. J. JOHNSTON
OFFICE OF THE CUSTODIAN

WJJ/IMS
Enc. (1)

Canada

**DEPARTMENT OF THE SECRETARY OF STATE
OFFICE OF THE CUSTODIAN**

JAPANESE EVACUATION SECTION

File No. 5614

Reg. No. 12866

506 Royal Bank Building,
Vancouver, B. C.

JUN 7 - 1944

Mrs. Fumyo WIXE,
Tacoma, B. C.

Dear Sir:

Re: 272 Sandell Road, R.R. #4, New Westminster, B. C.
Lots 1 and 3 of the South West quarter of Section 33,
Block 5 North, Range 2 West, Map 6634, District of
New Westminster, C. of B. 51033.

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	\$ 809.00
Add:	
Unexpired insurance premium as at January 1st, 1943	\$ 809.00
Less:	
Tax arrears to December 31st, 1942	\$ 118.95
Registration fee	3.00
Encumbrance—Principal	
—Interest	121.95
Net proceeds of sale	\$ 667.05

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.

1943

Jan. 1

Balance brought forward ('42 Rents)

Credit re Sale of Property

Land Registry Office C/E

Debit

Credit

Balance

\$ 36.00

\$ 36.00 CR

687.05

\$1.00

\$1.00

\$723.05

CR \$722.05

File No. 5614

January 13, 1948.

REAL PROPERTY MEMORANDUM

Re: (Mrs.) Fukuye UJIYE
Registration No. 12866

Veterans' Land Act transaction.

One Real Property, being:

Lots 1 and 3 of the South West quarter of Section
33 Block 5 North Range 2 West Map 6634 Municipality
of Surrey in the District of New Westminster.

Address: 272 Sandell Road, Surrey.

Registered Owner: Fukuye UJIYE.

Sold to Director, Veterans' Land Act for \$809.00.

Assessment: (1943)

<u>Both Lots - Land.....</u>	<u>\$ 900.00</u>
<u>Improvements..</u>	<u>1250.00</u>
<u>TOTAL.....</u>	<u>\$2150.00</u>

Attached hereto:

1. Soldier Settlement Board Farm Appraisal Report.
2. Certificate of Encumbrance.
3. Statement of Sale to Veterans' Land Act.
4. Statement of Custodian Account.
5. Real Property Memorandum re Lease etc.- May 2, 1946.
6. Assessment Notice (1943).
7. Extract from 1942 Lease; UJIYE to SUTTON.
8. JP Declaration Form - April 22, 1942.

WJJ/HMS

[Handwritten signature]

IN THE MATTER OF THE "IMMOBILITIES ACT"
PART I. REVISED STATUTES OF CANADA 1927, CHAPTER 92

JAPANESE PROPERTY CLAIMS COMMISSION

B E F O R E

(HIS HONOUR, JUDGE H.W. COLGAN, SUB-COMMISSIONER)

10

June 24, 1948

New Denver, B.C.

IN THE MATTER OF THE CLAIM OF

(MRS) FUKUYE UJYE

PROCEEDINGS AT HEARING

20

APPEARANCES:

DONALD MACDONALD, Esq.,

appearing for the
Dominion Government

A.E. COBUS, Esq.,

appearing for the
Claimant.

W.J. STURGEON, Esq.,

Secretary to New
Denver Sub-Commission

MRS. I.C. SMITH, Esq.,

Official Interpreter

G. RAMBLETON, Esq.,

Official Reporter

30

MR. COBUS: The claim, your honour, of Mrs. Ujiye,
which is No. 80 on the Secretary's list.

(MRS) FUKIYE UJIYE, the claimant herein,
being first duly sworn, testified
through the official interpreter
as follows:

10 MR. COBUS: This claim, your honour, is a claim for
Real personal property only. I would ask leave to
amend the value for the land and buildings under
4 (a) (i) and (ii) to show \$3000.00 now.

MR. MACDONALD: For real property only, not personal
property.

MR. COBUS: Did I say personal property? That was a
slip.

MR. MACDONALD: It is real property.

THE COMMISSIONER: There is no personal property.

20 MR. COBUS: There is no personalty; just the real pro-
perty. The value for the land and buildings is
\$3000.00, credit to the Custodian, \$809.00, leav-
ing a net claim and a total claim, therefore, of
\$2191.00.

DIRECT EXAMINATION BY MR. COBUS:

Q: Witness, I produce to you a statement concerning
the real estate for which you have submitted a
claim. Did you instruct Mr. Leckie to prepare
this statement for you and is that your signature?

A: Yes.

30 Q: Is the information contained therein true to the

best of your knowledge and recollection?

At Yes.

MR. COBUS: I would ask leave to file the real estate claim, your honour.

THE COMMISSIONER: That will be Exhibit 1.

(STATEMENT MARKED EXHIBIT NO. 1)

MR. COBUS: Referring to Exhibit 1, your honour, the acreage of the real estate for which the claim is submitted was 14 acres more or less, of which 6 acres were uncleared, one acre cultivated and not planted, and seven acres in crops, being strawberries 3 acres, orchard two acres, and hay and clover 2 acres.

The property was purchased in 1910 at a cost price of \$210.00 at which time it was all bush land and all uncleared, there being no improvements thereon at the date of purchase. The estimated value at the date of sale is given as \$3000.00 for land and improvements.

With respect to improvements other than buildings, the claimant has listed the clearing of about 8 acres from the date of purchase in 1939 at a cost of \$250.00 per acre, or a total cost of \$2000.00. They put in certain irrigation ditches, about 1800 feet of them, up until 1939 at a cost of about \$150.00. 28 fruit trees of mixed varieties were planted at different times at a cost of \$40.00, and four wells were built, one being 24 feet deep and the others 20 feet.

These were built at different times at a cost of

\$250.00.

Under "buildings," the claimant has listed what she terms "house 1" and an addition, and "house 2", a woodshed, and indicates that there was electricity in the two houses and in the henhouse. She estimates the cost of these buildings to have been \$2410.00.

10 As to the appraiser's report, the claimant says that there were four wells; the appraiser mentions only two, and that the water supply was most adequate. She says that there were three acres in strawberries and certainly not a "small patch," as the appraiser states. She states that it is true that not much farming was done in 1942 because of the impending evacuation, and that the appraiser is wrong in his estimate of the cleared acreage. She says that they had about eight acres cleared, and not just five as the appraiser states. She considers that the general condition of the houses and other buildings was fair, certainly not as poor as the appraiser would indicate. The buildings were all in use and serviceable. She believes that the appraisal at \$824.80 was much below a fair value. She says it was a very well-sized property and the land was good. She believes that it was worth at least \$3000.00 when sold by the Custodian for \$809.00.

20 Would my friend admit that the assessed value of the property in 1943 was, improvements \$1250.00, land \$900.00, a total of \$2150.00?

MR. MACDONALD: Yes, your honour; that is set out in the statement.

MR. COBUS: Your witness.

MR. MACDONALD: Are you filing the Farm Appraisal?

MR. COBUS: Did I not file the appraisal?

MR. MACDONALD: You referred to it, but you didn't file it.

MR. COBUS: I would ask leave to file the Farm Appraisal Report on behalf of the Crown.

10 THE COMMISSIONER: That will be Exhibit E.

(APPRAISAL MARKED EXHIBIT NO. 2)

MR. MACDONALD: I submit that the real property, which is the only claim here, was sold at its fair market value.

CROSS EXAMINATION BY MR. MACDONALD:

Q: When was this house built on the place?

A: I am not quite sure, but I think it was between 1918 and 1919.

20 MR. COBUS: Which house, Mr. MacDonald?

MR. MACDONALD: The house on the property.

MR. COBUS: There are two houses.

MR. MACDONALD: Q: Well, are there two houses on the property? A: One was built in 1935.

Q: Was that a residence? A: Yes.

Q: Now, how do you arrive at the value of \$3000.00? Did you ever try to sell this place before?

A: I calculated what I had spent on it and what it cost me to build.

30 Q: You have no idea what it would sell for?

A: No, I never thought of it.

10 MR. MACDONALD: I would like to draw your honour's attention to the appraisal regarding the house: "There are people living in the house, but it is too poorly constructed to spend money repairing it. A new building is needed." The house was wood downstairs and unfinished upstairs. As to the land and the tillage, the appraiser says: "There has been little or no farming done on the place for some time, just a small patch of berries in crop this year, balance gone back to grass." Under general remarks: "Apart from the fact that this property is well situated as to marketing facilities, fruit packing plant right at the back door, and a good road close to town, there is little that may be said in its favour. The area that at one time has been cropped to berries has been allowed to go back to grass and weeds. The old fruit trees have not been attended to
20 for a number of years. The buildings are in a very poor state of repair."

It was appraised at \$824.80, and the district superintendent appraised it at \$800.00, and it was sold for \$809.00.

MR. COBUS: Your honour, with respect, we are provided with a copy of the Farm Appraisal Report, but my friend is reading the appraisal into the record. If he is doing it for my benefit, I would suggest it is a little unnecessary.

30 MR. MACDONALD: Well, you have read your statement into

the record.

MR. COBUS: That is the evidence of the witness.

MR. MACDONALD: Yes.

MR. COBUS: Well, this is not evidence.

10 THE COMMISSIONER: Most of this material that is going in is not evidence, either. As I said before, what we are trying to do is get these unfortunate people's difficulties straightened out, and if there is any way we can do it, we should do it, regardless of whether it is evidence or is not evidence. If there is anything that can help us to help them, we want it in, that is all.

I am afraid you gentlemen are going to be out of practice in your court procedure when you finish here. I don't know how long it will take you to get back into practice.

MR. MACDONALD: That is what I was telling my friend the other day.

20 MR. COBUS: Your honour, I was under the impression this was an opportunity to the claimant to give whatever evidence -- I am using the term loosely -- to present whatever claim he may have. It is an opportunity for the Crown to cross-examine. I understand that the Crown will have plenty of opportunity at the coast to prove its defence, if it has one. I am merely trying to save time.

MR. MACDONALD: My understanding of this, your honour, is that --

30 THE COMMISSIONER: We do not want to be thinking of saving time. This thing may not be important to

us, but it is very important to these people; very important to them. This matter is also very important to the Department. The Department wants to see that they are treated fairly. If there is any way that we can help these people or the Government to arrive at a proper conclusion with reference to these claims, then we should take advantage of it.

10

As far as I am concerned, I would let both of you ramble all over the country and run wild; I think that is the way that an inquiry like this should be held. After all, it doesn't mean anything to you or Mr. MacDonald or myself or the Registrar or anybody else, but it does mean a great deal to these people who have been evacuated from the coast under necessary circumstances, and who had no way to protect themselves. It is up to us to protect them as far as we can, and that is what we are trying to do.

20

MR. COBUS: That is exactly what I am trying to do, your honour.

MR. MACDONALD: And I can assure you that is what the Crown will try to do, your honour.

THE COMMISSIONER: We will all try.

(Witness aside)

(PROCEEDINGS ADJOURNED SINE DIE)

Certified correct and true transcript.

G. Hambleton
G. Hambleton, Official Reporter.

30

I hereby certify that the foregoing transcript purports to be an accurate record of the evidence adduced before me.

H.W. Colgan,
Sub-Commissioner

Defence Brief
(Mrs.) Fukuye UJIYE

File No. 561A

Case No. 430 ~

NEW DENVER
24 June 48
V.L.A.

REAL PROPERTY CLAIM

Real Property Claim
\$3000.00

Appraised at
\$824.80

Sold for
\$809.00

Witness: McKay, Appraiser. ~

Ex. 1 - Real Estate Statement

Ex. 2 - S.S.B. Appraisal

Sold for fair market value.

2287

Name of Claimant **WYKE Pakye (Mrs)**Case **438**Custodian File **9624**

<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
					809.00		781.12				781.12	
<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			
<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										781.12		

October 5th, 1950.

Mrs. Fukuye UJIYE,
New Denver, B. C.

Dear Madam:

Re: Japanese Property Claims Commission
Case No. A30

We have received from the Co-Operative Committee on Japanese Canadians, Release executed by yourself covering the award recommended under the above Commission, for the sum of \$781.12.

Cheque for \$709.20 is enclosed herein, and the sum of \$71.92 has been paid to the Co-Operative Committee on Japanese Canadians for legal fees as authorized.

Yours truly,

F. G. Shears,
Director.

FGS/js
1 encl.

EVACUATION SECTION

Rec'd OCT 16 1950

File No. 5614

Ans.

Refer to

New Haven, C.
October 13 - 1950.

Office of the Custodian

Dear Sir -

This is to notify you of my acknowledgement
of Seven Hundred and Nine Dollars and Twenty
Cents in Cheque #709.20 for my claim on Case No.
#300.

Thank you.

I remain.

Yours Truly -

(MRS) FUKUYA UJIYE