

6661

**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: SAKUMATSU ShinjiroHOME ADDRESS: 15 th Rd., R.R. #1., Haney B.C.REGISTRATION NUMBER 13939 SEX: Male AGE: 63OCCUPATION: strawberry grower.

(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: SelfMARRIED? yesNAME OF WIFE OR HUSBAND: IowaADDRESS OF WIFE OR HUSBAND: 15th Ave., Rd., R.R. #1. Haney B.C.NAMES OF ANY LIVING CHILDREN: Sumiye (F) Moriichi (M) Hunichi (M)Yoshio (M)ADDRESS OF CHILDREN: 15th Rd., R.R. #1. Haney B.C.AGE OF CHILDREN: 14, 12, 10, 7**STATEMENT OF ALL REAL PROPERTY** (Each parcel must be mentioned and particulars given)

1. LOCATION AND DESCRIPTION: Lot 6, of the North West 1/4 of section 11, Township 12, map 1363, District of New Westminster B.C.

2. BUILDINGS AND OTHER IMPROVEMENTS: 1 Storey wooden frame dwelling house 3 rooms. 1 Wood shed. Packing House

3. INSURANCE (Give particulars; state where policies are) none4. TAXES (Amount and where payable) \$14.40. 1941 paid. Payable at Maple Ridge.

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

none6. OCCUPANCY AND LEASES (If vacant so state) Occupied by owner.

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: not yet received.
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: none
9. IF FARM LAND STATE CROPS SOWN: strawberries, raspberries, 18 Apple trees

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: See page 1a, section 2.

2. LANDLORD'S NAME AND ADDRESS: none

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

4. STATE WHEREABOUTS OF LEASE: none

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

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

STATEMENT OF PERSONAL PROPERTY OWNED:
1. GIVE BRIEF DESCRIPTION AND STATE LOCATION OF FURNITURE, FIXTURES, EQUIPMENT AND MACHINERY, STOCK IN TRADE AND PERSONAL EFFECTS.
none

2. HORSES, LIVESTOCK AND OTHER ANIMALS, POULTRY AND PETS: none

3. GIVE THE NAME AND ADDRESS OF ANY PERSON HAVING ANY INTEREST IN, OR CLAIM ON ANY SUCH PROPERTY: none

4. INSURANCE CARRIED ON ABOVE PROPERTY: none5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF
OTHERS: none6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom)
none7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts)
\$50.00 Victory Bond, \$5.00 War Savings Certificates (2). In declarants possession.8. BANK ACCOUNTS: none9. LIFE INSURANCE: none10. INTEREST IN ANY ESTATES OR TRUSTS: none11. SAFETY DEPOSIT BOX: none**LIABILITIES:**1. PERSONAL DEBTS: none2. TRADE DEBTS: none

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

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

Dated this 27th day of April 1942.

(Signature)

S. KakumaruT. J. Williams
Witness

FOR DEPARTMENTAL USE

INFORMATION FROM R.C.M.P.

DATE December 2, 1942.

Our File No. 6661

Full Name KAKUMASU, Shinjiro (Mr.)
(Surname in Block Letters)

Registration No. 13939

☒ Male - Female
(Check)

Age Feb. 20, 1879.

Former Address 15th Road., R. R. #1, Haney, B. C.

Date Evacuated Sept. 22/42.

Naturalized - Canadian-Born - National
(Check) ☒

Present Address Tashme, B. C.

☒ Married - Single
(Check)

Name of Wife ^{nee} (SHINTAKU) Towa - Reg. 13940

Name of Husband _____

Name of Mother ^{nee} (ENSEKI) ? - Dec'd Name of Father KAKUMASU, Shukichi - Dec'd

Names of Children under 16 Sumie (F) 23/9/27 Moriichi (M) born in Japan

Gunichi (M) 17/4/32 Yoshio (M) 21/1/35.

Requested by E. Morrison

Registered with Custodian Yes
(Yes or No)

Additional Information Strawberry Grower. 10 acres and house.

41/5

REAL PROPERTY SUMMARY

JAPANESE NAME: Shinjiro KAKUMASU Reg. No. 13939 File No. 6661.

CATALOGUE NO: Sold by Special Arrangement, The Director, The Veterans' Land Act.
BC/173-P. First Offer.

PROPERTY ADDRESS: 3050 - 15th Road, R.R. No. 1, Haney, B. C.

LEGAL DESCRIPTION: Lot 6 of the North West $\frac{1}{4}$ of Section 11, Township 12, Map 1363, Municipality of Maple Ridge, D. N. W.

TITLE: Registered in the name of Corporation of the District of Maple Ridge.

ENCUMBRANCES: None registered.
There is a Statutory Declaration dated 20th day of March, 1944, given by Harold Melbourne Davenport, Municipal Clerk, of the Corporation of The District of Maple Ridge, B. C., on file, stating that Shijiro TAKAMASU (one and the same person as Shinjiro KAKUMASU) bought Lot 6 of the N.W. $\frac{1}{4}$ of Sec. 11, Twp. 12, Map 1363, Municipality of Maple Ridge, at a Tax Sale in December, 1931, for \$50.00 and that a Deed had been issued to him and that the Corporation had no further interest in the property.
And, Shinjiro KAKUMASU states on his JP Form that he owns this property.
Vesting Order No. 25672, dated April 1st, 1943.

ASSESSED VALUE: Land - \$400.00
Improvements - \$200.00 - \$600.00 Taxes - \$15.59.

CLASSIFICATION: A small Fruit Farm with Dwelling and out-buildings.
The Custodian's representative reported on November 26th, 1942, that this property had an area of 9.69 acres of which 6 acres were cleared and planted to the following crops: 1 acre strawberries, 1 acre raspberries, 12 fruit trees.
1 - one storey 3 room house, 1 woodshed, 1 packing shed.
House old and not painted.

HISTORY OF ADMINISTRATION: This property was leased by Shinjiro KAKUMASU on 15th May, 1942, to Fay Soone for the term - 15th May, 1942 to 31st December, 1943, for the consideration of \$350.00 cash.
Buildings included, space reserved for storing chattels.
Leave to use firewood cut and left in house but not the lot piled separately in the woods (about 15 cords).

As this property was registered in the name of Corporation of the District of Maple Ridge, and we were unable to obtain the Deed from Shinjiro KAKUMASU, a Statutory Declaration dated 30th March, 1944, was obtained from the Municipal Clerk of The Corporation of the District of Maple Ridge that he had purchased this Lot at a Tax Sale in 1931, from the District and that a deed had been given to him, and the property was dealt with by Special Transmission dated 31st March, 1944.

1944.

SOLD:

PROTEST:

DAG:JS

Page 2.

File No. 6661.

To The Director, The Veterans' Land Act for \$269.00 as at 1st January, 1943.
Approval of Advisory Committee - 1st June, 1943.

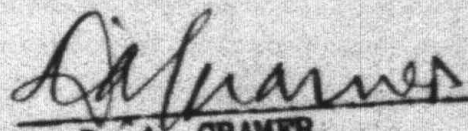
Funds released to the credit of Shinjiro KAKUMASU as at July 26th, 1944, against which were charges - Registration Fees - \$3.00, Legal Fees - \$15.00, leaving a net credit of \$251.00 from said transaction.

Certificate of Title No. 173681-E in the name of The Director, The Veterans' Land Act.

Shinjiro KAKUMASU protested the sale of this property - see his letter dated February 26th, 1944, and copy of our reply of March 17th, 1944. Letter and copy are both on file.

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

January 28th, 1946.


D. A. CRAMER.

File No. 6661

Date Mar 14/45

SUMMARY

Name: Shingis Kakumaru

Address: 15th St. Nancy

(1) - We have today moved to auction room at Manila effects as per enclosed list at a total cost of \$ as per attached bill.

(2) - We have also moved the personal effects as per attached list to storage at where they will remain until called for. Cost of moving is included in bill above.

(3) - We have sold to the tenant articles as per attached list at \$ for which herewith cheque or cash.

(4) - After the above transactions, the following important shortages were noticed between the original inventory as taken by this office, and the effects accounted for as above:

Practically everything was missing. House had
apparently been vacant for some time and had
been ram sacked.

A few English destination were found in rubbish
and will be shipped to owner at his request.

The tenant gave us the following explanation:

W. H. Hudson.

NAME KAKUMASU, Shinjiro

REGISTRATION NO. 13939

FILE NO. 6661

The following chattels were sold by public
auction at Mission, B. C. on March 7 and 14, 1945.

Flaw	\$	1.50
Chest of drawers, saw and old wire		0.75
Cupboard		0.70

Total		\$	
Less Expenses:	(Auctioneer's Fee	\$ 2.95	
	(Advertising	0.30	\$ 2.95
	(Moving	0.03	1.14
Net Proceeds Credited:		\$	1.81

Members of Custodian Staff Present.

Mr. W. E. Anderson

Extracted from Auctioneering List No.

Mission 18.

Remarks. *See inventory*

FIRE INSURANCE SUMMARY

Shinsiro KAKUMASU Reg. No. 13939 File No. 6661

The above named Japanese declared on his J.P. Form signed 27th April 1942 that he carried no Fire Insurance, and none was placed by the Custodian.

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

June 12th, 1947.


D. M. CRAMER.

DAC:ic

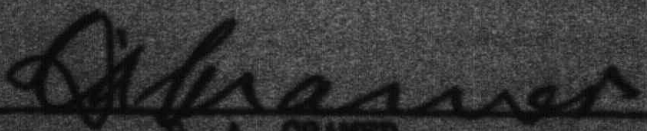
LIABILITY SUMMARY

Shinjiro KAKUMASHI Reg. No. 13939 File No. 6661

The above named Japanese declared on his J.P.
Form signed 27th April 1942, that he had no Personal
or Trade Debts and we can find no evidence of any claims
having been filed against him.

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

June 12th, 1947.


D. A. CRAMER.

DAC:lc

Farm Appraisal ReportFile No. JL-158Land Description Lot 6 of N.W. 1/4, Sec. 11, Tp. 12.Containing 9.69 AcresOwner's Name S. TAKUMASUPost Office Address R.R., Haney, B.C.Nearest Rail Point Albion - C.P.R. Distance 2 1/2 milesMarket Town New Westminster - 25 miles; Haney Distance 5 "Church (give denomination) All denominations - Haney Distance 5 "Nearest School A. Robinson Distance 2 "State how property was identified: One road post and map check.

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

Yes. It fronts on No. 15, a good gravelled Municipal Road.EXHIBIT No. 883-2DATE Sept. 9/48Is this district a good one? No. Much undeveloped bush and side-hills.Employment opportunity None nearer than Haney. Brickyard and mill.Predominating Nationality and religion: 95% Japanese in this 1/4 section.Describe Fencing and its condition: Nil. Value \$Water supply: Good dug domestic well. Value \$BUILDINGS ON FARM

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
(HOUSE	22 x 26	Frame	10'	Shke.	6-7	wood	fair	150.00
(Split cedar	Lean-to included.							
	X							
BARN	X							
Split cedar	shake & pole woodshed	of no assessable						value.
BARN	X							
	X							
GRANARY	X							
	X							
	X							
	X							

Electric light is 1/2 mile west on 15 Road.Total present day value \$ 150.00

Total Value Buildings add to farm

\$ 100.00Is dwelling habitable without repairs? Only just! If not what is your approximate estimate of cost to make ithabitable? Remove the split cedar lean-to and add on 2 or 3 rooms.Install brick chimney\$ 400-500.00Describe the basement and chimneys: No basement. Metal stove pipe chimney.No. rooms downstairs? 3 Upstairs? - How finished Wood; papered.Are buildings painted? No. Condition of paint -Distance from nearest bush All clear.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
2.0	Gentle slope S.	Clay loam 1'	Clay	Strawberry and Raspberry	50.00	126.50
.53	Side Hill	" to 1'	"	Strawberry & Rasp- berry. Needs cultivation.	50.00	
Area which can be cultivated without cost other than for breaking.						
nil	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
.80	S. Slope	clay lm. 8"-1'	Clay	Grub, burn, level and drain	75.00	20.00
6.36	S. Slope	" "	"	Clear logged off land.	150.00	5.00
(NOTE: All timber has been removed & most firewood). 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	

EXHIBIT No.

DATE

FILED BY

Total value of Land \$ 174.30

Total added by buildings to value of farm \$ 100.00

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

Total value of farm \$ 274.30

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

Still occupied by owner; tillage fair to date. Thistle now showing where hoeing has ceased. Clearing has been going on up to quite recently.

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

Owing to land limitation, I see no possibility of changing from present use.

Noxious weeds:

Plenty of Canada thistle coming along.

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

Maple Ridge Municipal-Land, School and Library.
\$15.59.

Date: May 27, 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 26 day of May 1942.

Inspector's Signature

"T. GODFREY"

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

JL-158 - S. TAKUMASU

Farm Appraisal Report

Remarks:

The East half of the property slopes sharply to centre of the lot, which means side-hill work. There is much necessary underdrains in West half to carry off ditch along West side.

To my mind only an Oriental would do the work necessary to be able to make a bare living here.

EXHIBIT No.

DATE

FILED BY

Will 883-2

(FOR ORCHARD LANDS ONLY)

REMARKS: re general lie of land, fertility of soil, irrigation, drainage or dyking and reclamation. Land is comparatively new and berries are doing well. More cultivation necessary.

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 \$

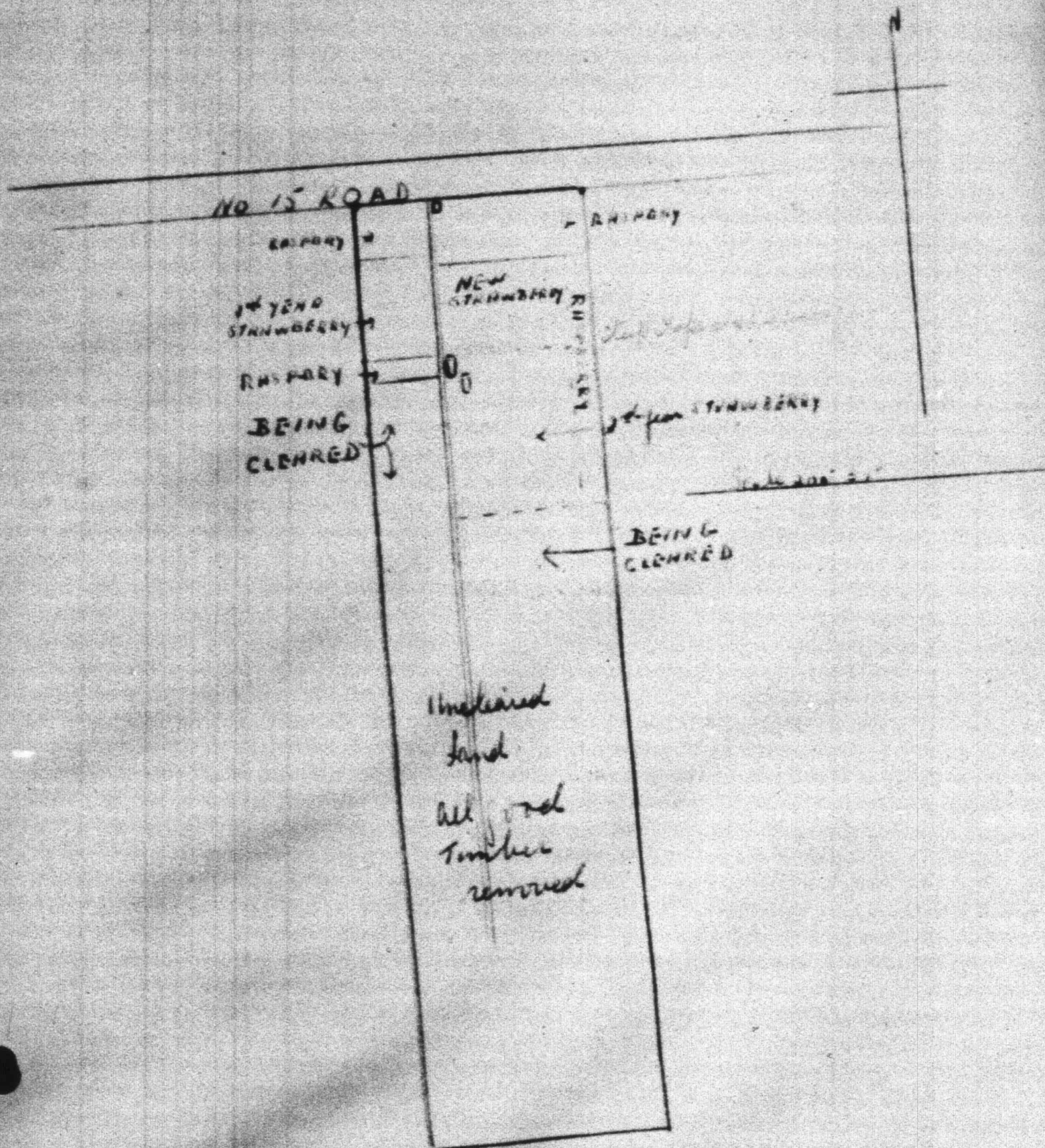
Diagram of Property

EXHIBIT No.

DATE

FILED BY

With 883-2



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

value is \$ 300.00

Date 1st June 1942.

"I.T. BARNET"

District Superintendent.

INVENTORY OF CHATTELS BELONGING

TO

KAKUMASU, Shinjiro # 13939

IN LOCKED ROOM

- 3 Beds complete
- 2 Chairs
- 1 10 Gal. crock cont. large bowl
- 1 4 Gal. oil can
- 1 Iron pot
- 2 1 Gal. crock jugs
- 2 Parcels tied
- 1 Straw mat
- 1 Carton cont. shrine fixtures
- 3 Jap baskets
- 1 Cookie pan & 1 Flower seive
- 1 Box cont. bottle capper, monkey wrench, box of chalk, few old metal parts & pieces
- Small quantity of nuts & bolts in box
- 1 Glass jug
- 1 Box Xmas decorations
- 1 Tin of few medicines
- 1 Small carton seeds
- 1 Pair wool carders
- 1 Homemade wardrobe cont. few clothes, dishpan, carton cont. hand sprayer, crock bowl, coffee pot, thermos bottle, 8 Qt. sealers, money counter
- 1 Carton cont. aluminum pot, 1 enamel pot, & quant. of assorted dishes & bottles
- 1 Large wooden box
- 1 Carton personal papers, parasol, & 2 straw hats
- 1 Old umbrella
- 1 Carton cont. few patterns & new sun helmet
- 1 Rubber suit & hat
- 1 Sack gumboots (old)
- 1 Carton cont. bowl, biscuit tin, 2 cups, & shrine case
- 1 Tea chest cont. large quant. clothes, & 1 rice tub, brass bound
- 1 4 Gal. stone crock
- 4 School bags
- 1 Dresser cont. clothes & personal effects
- 4 Boxes old clothes
- 4 Mole traps
- 1 Wedge
- 3 Hoes
- 3 Shovels
- 1 Post hole digger
- 3 Mattocks, 1 broken
- 1 D.B. Axe
- 1 Potatoe digger
- 1 Mattock handle
- 1 Wood tray in carton
- 1 Bowl & lid in carton
- 1 Lunch pail
- 1 Homemade fish rod
- 1 Pair logging boots
- 1 Car exhaust extension
- 1 Sheet heavy galv. iron 3½' x 3½'

SIGNED

SIGNED

OUT OF LOCKED ROOM

5 Old chairs
 2 Benches
 2 Tables
 1 Mirror & frame
 2 Lamps
 1 Picture
 1 Old kitchen range
 4 Pails
 1 6 Gal. crock
 1 Water dipper
 2 Pots
 1 Food cupboard cont. 3 Small bowls
 1 Wash tub
 1 Iron pot
 4 Bake pans
 1 Hand cultivator
 2 Hoes
 2 Spud diggers
 1 Wedge
 1 Sledge hammer
 1 Sack potatoes
 1 Shovel
 1 D.B. Axe
 1 Box cont. part bag cement
 1 Jap sickle
 5 Cultivator attachments
 1 X cut saw handle
 1 4 Gal. oil can
 1 Tea pot
 1 Pair hair clippers
 1 Homemade cupboard cont. small quant. salt, 2 pie plates, 2 small basins, 1 small bowl

WOOD SHED

2 1/2 Cords split wood
 1 School suit case
 2 Chairs 1 no back
 1 Small lantern
 1 Homemade cooler
 1 X cut saw
 5 Jap tubs
 5 Lenth stove pipe
 1 Box spuds
 1 Metal baby crib
 1 8' log cable with one hook
 1 Lamp base
 1 Bale of straw
 1 Spud digger head

OUTSIDE

2 Baskets
 1 Clothesline in use
 1 Barrow with no wheel
 Large bunch rasp. posts & wire
 7 Jap tubs

PACKING SHED & STABLE

56 Pickers trays & 2 large crates cont. small berrie boxes
 25 Jam crates
 3 Lettuce crates

SIGNED

[Signature]

SIGNED

[Signature]

R E P O R T
ON EVACUATED JAPANESE PROPERTY

File No. _____

MUNICIPALITY: MAPLE RIDGE

Date: Nov. 26th. 1942

NAME: KAKUMASU, Shinjiro

REGISTRATION NO. 13939

ADDRESS: 3050-15th. Rd. R.R.1 Haney, B.C.

PROPERTY:

ACREAGE: 6 Acres cleared

KIND OF CROPS:	Straws	Rasps	Fruit Trees
	1	1	12

APPROXIMATE ACREAGE OF EACH:

HOUSE: 1 Storey VACANT: Yes

OCCUPIED:

DESCRIPTION: Frame

ROOF: Shingle

SIZE: 22 x 20

NO. OF ROOMS: 3

CONDITION: Fair

OTHER BUILDINGS: Woodshed 10 x 10, Packing Shed 10 x 18.

NAME OF LESSEE OR RENTOR:

TERMS:

WATER: Well

ON:

OFF:

LIGHT: Lamp

ON:

OFF:

REMARKS: House old and not painted. Back door was wide open.

Majority of chattels were in locked room which was still intact.

INVENTORY OF CHATTELS LEFT ON PROPERTY:

SEE ATTACHED LIST

Signed:

Don. Anderson
Barber

Extract from Lease.

Lease No. 669.

File No. 6661.

Lessor: ~~(The Secretary of State)~~ (Shinjiro KAKUMATSU)

Lessee: Fay SOONE.

Date: 15th May, 1942.

Term: 15th May, 1942 to 31st December, 1943.

Consideration: \$350.00 cash.

Property:

Land: Lot 6 of N.W. $\frac{1}{4}$ of Section 11, Tp.12, Map 1363, Gp.1,
Municipality of Maple Ridge.

Buildings: Included. Space reserved for storing chattels.

Chattels: Stove in the house, and about 50 berry trays.
Leave to use firewood cut and left at the house, but
not the lot piled separately in the woods (about 15 cords).

Lease handed S.S.B. 17/8/43.

6661

dated March 1, 1943

A letter from the Clerk
of the Corporation of the
District of Columbia
states that Lot 6 of NW 11-2
was covered by the Humphreys
Last Sale Lands Bylaw 1925
to ¹⁹³⁴ ~~Ernest Humphreys~~
and another letter of Nov 7, 1942
states that ~~deed~~ deed
a deed was given upon
registration of the bylaw.
The deed has not been
registered.

6661

January 27th, 1944.

Mr. Shinjiro KAKUMASU,
Registration No. 13939,
TASHME, B. C.

Dear Sir:

RE: Lot 6, N.W. $\frac{1}{4}$, Sec. 11, Tp. 12,
Map 1363.

In the records of the Land Registry Office at New Westminster, the title to this land is in the name of the Corporation of the District of Maple Ridge. We are informed by the Clerk of the Corporation that you purchased this property in 1931, and that you hold a deed from the Corporation. Will you please send to us this deed in order that we may register conveyance of the property, placing the title in your name.

We are informed that this deed is made to you in the name of Shijiro TAKUMASU, and before it can be registered, we will require from you a declaration that Shijiro TAKUMASU and Shinjiro KAKUMASU are one and the same person. We therefore enclose a form of declaration which we ask you to make before a Notary Public or a Commissioner for taking affidavits within the Province of British Columbia. Please attach this to your deed and let us have these documents as early as possible.

Yours truly,

Ian Macpherson
Title Examiner

IM:ML
Encl.

6661

February 22nd, 1944.

Mr. Shinjiro KAKUMASU,
Registration No. 13939,
TASHME, B. C.

Dear Sir:

Re: Lot 6, North West $\frac{1}{4}$, Sec. 11, Tp.
12. Municipality of Maple Ridge.

We have not had a reply from you to our letter of January 27th, 1944. As this property is being sold by the Custodian, the amount received for it when the sale is completed will be held at this office until we had had the information asked on that date from you.

Yours truly,

Ian Macpherson,
Title Examiner.

IM:AM

File No. 6661

EVACUATION SECTION	
Rec'd	MAR 1 1944
File No.	6661
Ans.	<i>W</i>
Referred	<i>W</i>

Tashme, B. C.,
February 26, 1944.

Mr. Ian Macpherson,
Office of the Custodian,
506 Royal Bank Building,
Vancouver, B. C.

Dear Sir:

Your letter of the 22nd inst. informs me that my property, re: lot 6, North West 1/4, Section 11, Tp. 12, Municipality of Maple Ridge, is being sold.

I wish to notify you that I have no wish of selling my property and the sale, if carried out, is entirely against my wish and intention.

As it was my intention to return there after the duration, my daughter's ashes are buried on top of the hill facing the house. If permitted, I would like to go there to obtain the urn containing my daughter's ashes. If impossible, I ask that the grave will not be disturbed.

Yours truly,

Shinjiro Kakumasa
Shinjiro Kakumasa
Reg. No. 13939

6661

March 17, 1944.

Mr. Shinjiro KAKUMASU,
Registration No. 13939,
Tashme, B. C.

Dear Sir:

In reply to your letter of February 26, 1944, please be advised that your property has already been sold as per our letter of August 30, 1943, a copy of which is enclosed.

If you so desire and will give us very specific instructions, agreeing to be responsible for any charges incurred, one of our men will locate the urn containing the ashes of your daughter and have them shipped to you, however, we will await your instructions.

Yours truly,

W. E. Anderson,
Farm Department.

Enc.
WEA/EG

6661

March 20th, 1944.

Mr. Shinjiro KAKUMASU,
Registration No. 13939,
TASHEE, B. C.

Dear Sir:

RE: Lot 6, North West $\frac{1}{4}$, Sec. 11, Tp.
12, Municipality of Maple Ridge.

I have received your letter of the 26th of February, and have referred to the proper department your request in respect to the ashes of your daughter, and a reply has been sent you. This is one of the regrettable incidents of war.

I am obliged to ask you, notwithstanding, to send us the deed and declaration requested in our letter of January 27th, a copy of which is enclosed.

Yours truly,

Ian Macpherson
Title Examiner

IM:ML
Enc.

CANADA
PROVINCE OF BRITISH
COLUMBIA

IN THE MATTER OF Lot 6, of north
west quarter of Section 11, Town-
ship 12, Map 1363, Municipality
of Maple Ridge, Province of
British Columbia.

TO WIT:

I, Harold Melbourne Davenport, Municipal Clerk
of Haney, in the Province
of British Columbia, DO SOLEMNLY DECLARE:-

1. THAT in the month of December 1931
I was the Ass't Clerk of the Corporation of the District
of Maple Ridge, Province of British Columbia.

2. THAT immediately prior to the said month
of December 1931 Shijiro Takamasa *J.M.D.*
~~Shinjiro Takamasa~~, farmer of Port
Haney, British Columbia, purchased from the Municipality
the property described as all and singular that certain
parcel or tract of land and premises situate, lying and
being in the Municipality of Maple Ridge, in the Dis-
trict of New Westminster, in the Province of British
Columbia, and being composed of Lot six, of north west-
quarter of Section Eleven, Township Twelve, Map 1363,
for the sum of Fifty Dollars (\$50.00).

3. THAT the said Shijiro Takamasa *J.M.D.*
~~Shinjiro Takamasa~~ paid to
the said Corporation of the District of Maple Ridge, the
said sum of Fifty Dollars, and in the month of
December 1931 obtained from the said Corporation
whose officer I was in that behalf, a Conveyance of the
said described real estate in his own favour and that the
said Corporation of the District of Maple Ridge has no
further interest therein.

4. AND I MAKE THIS SOLEMN DECLARATION CON-
SCIENTIOUSLY believing the same to be true and knowing the
same to be of the same force and effect as if made under
oath and by virtue of the Canada Evidence Act.

DECLARED BEFORE ME AT

Haney

IN THE PROVINCE OF BRITISH
COLUMBIA THIS 20 DAY OF
MARCH A.D., 1944.

A. M. Davenport

H. M. Davenport

6661

April 18, 1944.

Mr. Shinjiro KAKUMASU,
Registration No. 13939,
Tashme, B. C.

Dear Sir:

In reply to your letter of March 22, 1944, we regret that we would be unable to guarantee that your daughter's grave would not be disturbed if left until the end of the present hostilities. However, the Custodian is quite prepared to locate the urn containing the ashes of your daughter and forward same to you free from any expense to you, if you wish, but we will await your reply.

Yours truly,

W. E. Anderson,
Farm Department.

WEA/EG

File No. 6661

Vashme, B. C.
March 22, 1944.

Mr. W. E. Anderson,
Office of the Custodian,
506 Royal Bank Building,
Vancouver, B. C.

EVACUATION SECTION	
Rec'd	MAR 28 1944
File No.	6661
Ans.	<i>[Signature]</i>
Referred	<i>[Signature]</i>

Dear Sir:

Acknowledge receipt of your letter of the 17th inst. in which you state that my property had been sold, but it was against my wishes and I was strongly opposed to have my property sold without my consent or consultation.

As regards the urn containing the ashes of my daughter, I do not wish to have it disturbed for the duration. As we are only getting by at the present time, we cannot afford any extra charges which will be incurred in locating the urn.

Therefore, I sincerely request that whoever bought the property will see that the grave is not disturbed. It is marked by stones with the name of my daughter written on the stones.

Trusting that you will kindly adhere to my request, and that I shall be permitted to acquire same after the war.

Yours truly,

Shinjiro Kakumasa
.....
Shinjiro Kakumasa

Reg. No. 13939

6661

March 15, 1948.

Mr. Shinjiro KAKUMASU,
Reg. No. 13939,
1085 1/2 Main Street,
Winnipeg, Manitoba.

Dear Sir:

The Shares of the Maple Ridge Co-operative
Produce Exchange have now been redeemed, and the proceeds
are held at this office.

Upon receipt of your Share Certificates,
which you will please send in, a cheque will be mailed to
you.

Yours truly,

C. H. Reed,
Office of the Custodian.

CHR/fm

EVACUATION SECTION	
Rec'd	R 3/1948
File No.	6661
Ans.	
Referred	13439

1085½ Main Street
Winnipeg, Manitoba
March 30, 1948

The Custodian's Office
Department of the Secretary of State
of Canada
Vancouver, B. C.

Gentlemen:

I acknowledge receipt of your letter of March 15 asking for share certificates held by me on the Maple Ridge Co-operative Produce Exchange.

I am, therefore, enclosing the following certificates:

Certificate	No. 509	for 10 shares
"	No. 539	for 10 shares
"	No. 644	for 27 shares
"	No. 745	for 17 shares
Total		64 shares

Yours very truly

\$81.76 mR
9332 57 Rel Shingiro Kakumahu
Shingiro

Encs. 4

6661

April 7, 1948.

Mr. Shinjiro KAKUMASU,
Reg. No. 13939,
1085 1/2 Main Street,
Winnipeg, Manitoba.

Dear Sir:

We beg to acknowledge receipt of your letter of the 30th ultimo, enclosing certificates covering 64 shares of the Maple Ridge Co-operative Produce Exchange.

We attach hereto Custodian cheque for \$332.57, which is the balance of your account at this office and includes \$81.76 for the redemption of the above shares, at the rate of \$1.27755 per share.

Yours truly,

C. H. Reed,
Office of the Custodian.

CHR/fa
enc. (1)

File No. 6661

STATEMENT OF ACCOUNT
Shinjiro KAKUMASU - Regn. No. 13939

23rd June, 1948.

<u>Date</u>	<u>Particulars</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
1944	Balance as per statement sent July 27/48		\$264.00	
1945				
Apr. 23	Legal fees in connection with sale of property	\$15.00		
May	Net proceeds auction sale		1.81	
1948				
Feb. 21	Redemption of Maple Ridge shares		81.76	
Apr. 7	Cheque to Shinjiro KAKUMASU, bal. of account			
		<u>332.57</u>	<u> </u>	
		\$347.57	\$347.57	0

Canada

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

JAPANESE EVACUATION SECTION

JUL 27 1944

File No. 6661

Reg. No. 13939

506 Royal Bank Building,
Vancouver, B. C.

Mr. Shinjiro KAKUMASU
Reg. 13939
Tashme, B. C.

Dear Sir:

Re: Municipality of Maple Ridge - Lot 6 of the N.W. Quarter
of Sec. 11, Township 12, Map 1363, District of New
Westminster, C. of T. 68523E.

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	- - - - -	\$ 269.00
Add:		
Unexpired insurance premium as at January 1st, 1943	- - - - -	269.00
Less:		
Tax arrears to December 31st, 1942	- - - - -	\$
Registration fee	- - - - -	3.00
Encumbrance—Principal	- - - - -	
—Interest	- - - - -	
Net proceeds of sale	- - - - -	266.00

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.

File No. 6661

STATEMENT OF ACCOUNT
Shujiro KAKUMASU - Fern. No. 13939

23rd June, 1948.

<u>Date</u>	<u>Particulars</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
1944	Balance as per statement sent July 27/48		\$264.00	
1945				
Apr. 23	Legal fees in connection with sale of property	\$15.00		
May	Net proceeds auction sale		1.81	
1948				
Feb. 21	Redemption of Maple Ridge shares		81.76	
Apr. 7	Cheque to Shujiro KAKUMASU, bal. of account	<u>332.57</u>	<u>347.57</u>	0
		\$347.57		

File No. 6661

SUMMARY RELATIVE TO CLAIM OF
Shinjiro KAKUMASU - Regn. No. 13939

25th June, 1948.

REAL PROPERTY:

Municipality of Maple Ridge, Lot 6 of NW $\frac{1}{2}$ of Sec. 11, Twp. 12,
Map 1363, D.N.W. C. of E. 68523E.

	<u>Assessed Value</u>	<u>S.S. Bd. Appraisal</u>	<u>V.L.A. Purchase</u>	<u>Claimant's Valuation</u>	
Land:	\$400.00	\$174.30		\$2300.00	9.69 acres
Improvements:	<u>200.00</u>	<u>100.00</u>		<u>500.00</u>	
	\$600.00	\$274.30	\$269.00	\$2800.00	
		Less sale price		<u>269.00</u>	
		Amount claimed		<u>\$2531.00</u>	

Claimant values land at \$237.25 per acre.

Purchased at tax sale in 1931 for \$500

neg.

IN THE MATTER OF THE "INQUIRIES ACT"PART I. REVISED STATUTES OF CANADA 1927. CHAPTER 99JAPANESE PROPERTY CLAIMS COMMISSION(SUB-COMMISSION)

10

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

Winnipeg, Manitoba.

September 9th, 1948.

20

IN THE MATTER OF THE CLAIM OFSHIMIZU KAKUMASUPROCEEDINGS AT HEARINGAPPEARANCES:F.M. FERG., Esq., Appearing for the
Dominion Government.S.M. CHENHIK, Esq., Appearing for the
Claimant.

Shigeo HIRAYAMA, Esq., Official Interpreter.

30

MARK H. PEARCE, Esq., Official Reporter.

2.
S. Kakumasa
In Chief.

SHIMJINO KAKUMASU, the claimant herein,
being first duly sworn, testified as
follows:

MR. CHERNIAK: In this matter Your Honour - - -

THE COMMISSIONER: There is no sale price given in
this matter.

MR. CHERNIAK: I was just going to speak to the
amendment, Your Honour.

THE COMMISSIONER: There is no sale price?

MR. CHERNIAK: Yes, Your Honour.

THE COMMISSIONER: Where?

MR. CHERNIAK: In my amendment, Sir. We are showing
the value of the land and buildings at \$1,300.00
instead of \$2,000.00. The explanation there will
be that the claimant included the cost of his
crop and certain chattels and after we explained
to him that that was not within the terms of
reference, he stated that the lands and buildings
as they stood would be valued at about \$1,300.00.
The Custodian's sale price was \$200.00 and the
loss is therefore \$1,031.00.

Q Mr. Kakumasa, I show you a typewritten statement,
was this prepared in accordance with your instruct-
ions? A Yes.

Q Is that your signature? A Yes.

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

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

2.
S. Kakumasa
In Chief.

(REAL ESTATE STATEMENT, EXHIBIT 1)

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

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

MR. CHERNIAK: In Exhibit 1, Your Honour, the Claimant
sets out that he purchased this property in
January, 1932, in tax sale. I have a deed from
the Corporation of the District of Maple Ridge
to the Claimant, dated January 28th, 1932 setting
out that this property was purchased in tax sale
for \$50.00 and I am showing it to my learned friend.

MR. FERG: Correct. That deed, Your Honour from the
Corporation of the District of Maple Ridge was
never registered by the Claimant and when the
Custodian took over the care of the property they
found the title still registered in the municipal
Corporation and they proceeded to get title by
special permission.

MR. CHERNIAK: The Claimant further sets out that
when he purchased this property for \$50.00 it
was all bush and there were no buildings on it.
He cleared four acres leaving six acres uncleared.
He indicates the crop he had on the property. He
indicates that he dug a well and constructed about
2500 feet of cedar covered ditching and in addition
to that he planted about 26 mixed fruit trees. He
indicates further that he built a house on the
land in 1932 at an estimated cost of \$500.00 and
he built a woodshed at the same time at an esti-
mated cost of \$75.00. His comment is that the

19 municipality told him that he had 10 acres. The reason that I raise this, Your Honour, is that the S.S.B. Appraisal, Exhibit 2, says there is 9.69 acres, a difference of about one third an acre. He is quite sure that four acres were cleared and not two and a half as set out in the appraisal. He says he bought the land cheaply because it was in tax sale and that land was low in value at that time. At the date of evacuation he considers it was certainly worth a great deal more than the appraiser's valuation. He says that the buildings were worth more and in better condition than stated by the Appraiser and he estimates the fair market value at date of sale as at least \$1,300.00. Then in this case, in Exhibit 2 the appraiser's present day value is \$150.00 and he reduces that by one third by only adding \$100.00 to his estimate of the land. The location of the property is indicated in Exhibit 2 as being two and a half miles from Albion, fronting on number 15 highway, a good gravelled Municipal Road. The appraiser indicates that the well is a good dug domestic well, or the water is good. He states for water supply: Good dug domestic well.

20

CROSS-EXAMINED BY MR. FERG:

- Q You didn't have an independent valuation made of this property at the time of evacuation or since?
- A No, I never had it appraised but I have been paying taxes on the basis of six hundred old dollars.
- 20

5.

S. Kakumaru
In Chief.

Q Did you ever measure, make an actual measurement with a measuring instrument of the amount of cleared land on your place?

A No.

MR. FERG: It is submitted, Your Honour that the property sold for its fair market value.

(PROCEEDINGS ADJOURNED SINCE DUE)

10 Certified to be a true and accurate transcript.

Mark H. Pearce
(MARK H. PEARCE)
OFFICIAL REPORTER

CERTIFICATE

20 I, the undersigned Sub Commissioner hereby certify that the foregoing 5 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.

A. G. Hutchinson
(SUB-COMMISSIONER)

Defence Brief

WINNIPEG
9 Sept. 48

Shinjiro KAKUMASU

File No. 6661

Case No. 883

REAL PROPERTY CLAIM

1. Real Property Claim

Appraised at

Sold for

\$1300.00

\$274.30

\$269.00

Witness: T. Godfrey, Appraiser.

Submission: Sold for fair market value.

RWN/mw

Name of Claimant **KAKAMASU, Shingiro**Case **883**Custodian File **6661**

<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	
					269.89		481.89				481.89
<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							481.89				

6661

October 24th, 1950.

Mr. Shinjiro KAKUMASU,
1402 Selkirk Ave.,
Winnipeg, Manitoba.

Dear Sir:

Re: Japanese Property Claims Commission

Case No. 883.

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 ... \$481.89.

Cheque in your favour is enclosed for \$454.01
and we have paid the Co-Operative Committee .. \$ 27.88
for legal fees as authorized by you.

Yours truly,

F.G. Shears
Director

FGS/ja
1 encl.