

60978

HANEY, B. C.
OFFICE OF THE CUSTODIAN
JAPANESE SECTION

To be completed by persons of the Japanese race having property in any protected area. The proper administration of this property requires such persons to give full particulars as requested in this form.

PERSONAL INFORMATION

NAME: TATEISHI, Tsuge (Mrs. Kakutaro)
HOME ADDRESS: R. R. #1, Haney, B. C. (14th Ave.)
REGISTRATION NUMBER 13784 SEX: Female AGE: 42
OCCUPATION: Housewife

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

EMPLOYER: None

MARRIED? Yes

NAME OF WIFE OR HUSBAND: Kakutaro

ADDRESS OF WIFE OR HUSBAND: 14th Ave., R. R. #1 Haney, B. C.

NAMES OF ANY LIVING CHILDREN Tohoru(M); Willie(M); Samon(M); Ethel(F).

ADDRESS OF CHILDREN: 14th Ave., Haney, B. C.

AGE OF CHILDREN: 14; 12; 9; and 5 years respectively.

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

1. LOCATION AND DESCRIPTION: 14th Ave., Haney, B. C. Municipality of
Maple Ridge Roll 2676(?) Subdivision "B" Twp. 12, S.W. quarter,
Sec. 33 in District of New Westminster.

2. BUILDINGS AND OTHER IMPROVEMENTS: 2-room, 1-storey wooden frame
dwelling house, woodshed 2 packing houses.

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

4. TAXES (Amount and where payable) \$24.54
\$23.06 paid 1939 payable Town Hall
Haney, B. C.

5. ENCUMBRANCES (Including any unregistered claims or deposit of title deed)
\$150.00 Frank DeWolfe, 8th Ave., Haney, B.C. Paid in full.

6. OCCUPANCY AND LEASES (If vacant so state) Owner - will leave
key to Custodian upon evacuation, but declarant intends selling
property.

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: Mr. Frank DeWolfe 8th Ave.,
Haney, B. C.
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: None
9. IF FARM LAND STATE CROPS SOWN 5 acres strawberries, 1 acre raspberries,
some fruit trees (50 plants)

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: None
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:
2-beds; 3-tables; 2-stoves; electric heater; farm implements;
these are all at 14th Ave., Haney, B. C. will be stored in
house. also included in this property are 100 crates for
strawberries.

2. HORSES, LIVESTOCK AND OTHER ANIMALS, POULTRY AND PETS
1-cat; 1-rabbit

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)
None8. 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 30th day of April

1942.

(Signature)

T. T. Sullivan

Witness

FOR DEPARTMENTAL USE

- Coffey

Date November 23, 1942

Full Name Mrs. Tenge TATEISHI (Mrs. Wakutani)
(Surname in Block Letters)

Registration No. 13784 Male - Female ☒ Age Jan - 21, 1902
(check)

Former Address RR #1, Hazel BC

Date Evacuated Sept. 19/42 Naturalized - Canadian-Born - National
(check)

Present Address *Alcan Extension*

Married - Single
(check)

Name of Wife _____

Name of Husband *Kakutaro #1376*

Name of Mother Yuki (Red) Name of Father YAMAUCHI, Seizo

Names of Children under 16 James Damon Sept 17/32 Helli Park, N.Y.

Our File No. 6978 Registered with Custodian yes

Registered with Custodian yes
(yes or no)

Requested By Margaret A. Dickinson

Additional Information

REAL PROPERTY SUMMARY

JAPANESE NAME: Tsuge TATEISHI (Mrs. Kakutaro) Reg. No. 13784 File No. 6978.

CATALOGUE NO: Sold by Special Arrangement, The Director, The Veterans' Land Act.
BC/181-P. First Offer.

PROPERTY ADDRESS: 322 - 14th Ave., Haney, B. C.

LEGAL DESCRIPTION: Part (25.62) acres more or less of the South West $\frac{1}{4}$ of Section 33, Township 12 as shown and lettered "B" on Sketch deposited No. 4248, Municipality of Maple Ridge, D. N. W.

TITLE: Registered in the name of Tsuge TATEISHI.

ENCUMBRANCES: None registered.
Tsuge TATEISHI declared on her JP Form, signed 30th April, 1942, that there was an unregistered Mortgage for \$150.00 in favor of Frank DeWolfe. There is a letter on file signed by F. DeWolfe that this was paid in full a month previous to evacuation.
Vesting Order filed No. 25302, dated January 15th, 1943.

ASSESSED VALUE: Land - \$700.00
Improvements - \$250.00 - \$950.00. Taxes - \$25.62.

CLASSIFICATION: According to the JP Form this was a small Fruit Farm, planted to strawberries, raspberries and fruit trees. Acreage - 25.62 acres. The Custodian's representative reported November 11th, 1942, that there were the following buildings on the property:
1 - 1 storey 2 room shack, 12' x 22' very poor. 1 woodshed, 1 chicken house, 1 small shed 4' x 6', 1 small rabbit hutch, 2 packing sheds and the following remarks: "This house is one of the poorest and filthiest we have seen. The doors were locked when we arrived."

HISTORY OF ADMINISTRATION: This property was leased by Kakutaro TATEISHI, File 6954 (Husband of Tsuge TATEISHI) 21st May, 1942, to James H. Gould for Term of 9 months from 1st May, 1942, with option to extend lease for 1943 under arrangement with Maple Ridge Co-Operative Produce Exchange. Consideration - \$400.00 paid. For 1943 and subsequent years, payment of taxes in lieu of rent.
House and buildings included.
A new lease was given by the Custodian to Sylvester Wilson and Frank L. Wice, dated March 27th, 1943, for the term of 10 months from 1st March, 1943 to 31st December, 1943. Consideration \$35.00 on July 15th, 1943. No Taxes.
Lease handed to The Director, The Veterans' Land Act - 13th August, 1943.

SOLD: To The Director, The Veterans' Land Act for \$290.00 as at 1st January, 1943.
Approval of Advisory Committee - 1st June, 1943.

1943.

Page 2.

File No. 6978.

Funds released to the credit of Tsuge TATEISHI as at May 10th, 1944, against which were charges for Registration Fees - \$3.00, Legal Fees - \$15.00, Arrears of Taxes - \$29.31, leaving a net credit of \$242.69 from said transaction.

In view of the rents for 1943 having been collected by the Custodian a cheque for \$35.00 covering same was paid to The Director, The Veterans' Land Act, November 17th, 1943.

Certificate of Title No. 169890-E in the name of The Director, The Veterans' Land Act.

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

March 18th, 1946.


D. A. CRAMER.

DAC:JS

LIABILITY SUMMARY

File No. 6972.

Tsune TATEKISHI - Reg. No. 13784.

The above named Japanese declared on her JP Form, signed 30th April, 1943, that there was an outstanding Mortgage for \$150.00 to Frank DeWolfe, covering her farm. (This Mortgage was unregistered).

Mr. F. DeWolfe states in writing that this was paid in full about a month before evacuation.

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

March 18th, 1946.


D. A. CRAMER.

DAC:JS

FIRE INSURANCE SUMMARY

File No. 6776.

Tsune TAKISHI - Reg. No. 13734.

No Fire Insurance declared by the above named
Japanese and none placed by the Custodian.

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

March 18th, 1946.

D. A. Cramer
D. A. CRAMER.

DAC:JB

New Denver, B.C.,
Reg No. 13784,
New Denver, B.C.

Department of the Secretary of State
Office of the Custodian.

RECEIVED
JAN 15 1949
678
File
Refer to

Dear Sirs:

We have received on December
thirtieth your cheque of the sum of
two hundred forty-one dollars and sixty-
nine cents (\$241.69) by registered mail.

Yours very truly,
Mrs. Inge Zuterchi

6978

December 29, 1948

REGISTERED

Mrs. Teuge YATISHI,
Reg. No. 13784,
New Denver, B.C.

Dear Madam:-

We have to your credit on our books the sum of \$241.69 of which you have been advised.

In order to dispose of this balance we are enclosing herewith Custodian cheques for \$241.69 by Registered mail payable to you.

The acceptance of this cheque by you will not affect in any way the merits of your claim against the Government.

Kindly acknowledge receipt.

Yours truly,

RND/DD.
Enc. 1.

c.c. to Department of Labour,
c.c. to Old Age Pension Board.

 R.N. Dusenbury,
Office of the Custodian.

6978
8709

April 3, 1948.

Mrs. Tsuge TATEISHI,
Reg. No. 13784,
New Denver, B. C.

Dear Madam:

In reply to your letter of the 29th ultimo, we wish to advise that we can find no trace of any shares of the Maple Ridge Co-operative Produce Exchange being registered in your name, but we have 183 shares registered in the name of Rikimatsu TAKASAKI, which have been redeemed. If the certificates covering these shares are forwarded to this office, we will remit the proceeds to him.

With regard to shipment of crops to the Maple Ridge Co-operative Produce Exchange, your file shows that the 1942 crop was sold for \$400.00 and that \$200.00 was paid to Kakutaro TATEISHI in cash, and a post-dated cheque for the balance of \$152.95, dated September 1st, was given to him and this cheque was cashed by him at a later date.

Yours truly,

CHM/ra

C. H. Reed,
Office of the Custodian.

New Haven, Conn.,
March, 29, 1948.

Department of the Secretary of State,
Office of the Custodians
506 Royal Bank Building,
Hastings and Grenville,
Vancouver, B. C.

EXAMINATION SECTION	
APR 1 1948	
File No.	6970/8709
Ass.	
Referred	Clawson

Dear Sir:

In the year 1942, in the month of August, I Mrs. I. Itoishi formerly of Honey B. C. shipped to the "Maple Ridge Co-operative Produce Exchange" eighty-six (86) crates of blackberries. Fourteen crates of blackberry jam, making a total of 100 crates.

Also Mr. R. Itoishi of the same place and same month and year. The total amount of crates is not yet at present quite definite.

We would greatly appreciate it if you could kindly forward to us with the necessary information as to what has become of the above two claims.

We would also like to know what will become of our shares of the Maple Ridge Co-operative Produce Exchange.

Yours very truly

R. Takasaka

T. Tateishi

6954/6978

August 16, 1945.

Old-age Pension Board,
411 Dunsuir Street,
Vancouver, B. C.

Dear Sirs: Res Tsuge TATEISHI (Mrs.) Reg. No. 13784
 Kakutaro TATEISHI, Reg. 13785
 Your File No. 29.982-J

In answer to your inquiry of August 10th, please be advised that the gross sale price of \$290.00 was received for the property of Mrs. Tsuge TATEISHI. Deductions were as follows:

Tax Arrears	\$29.31
Land Registry, Certificate of Vesting	1.00
Legal Fees	15.00

leaving the net balance credited to this account of \$241.69.

Yours truly,

W. E. Anderson,
Administration Department.

WEA/TM

ADDRESS ALL COMMUNICATIONS TO:
OLD-AGE PENSION BOARD
411 DUNSMUIR STREET
VANCOUVER, B.C.



Old-age Pension Board
VANCOUVER, B.C.

PLEASE QUOTE OUR FILE NUMBER
WHEN REPLYING

EVACUATION SECTION	
AUG 11 1945	
Rec'd	
File No.	6954, 6978
Ans.	
Referred	Anderson

August 10, 1945

Mr. W. E. Anderson,
Farm Department,
Department of the Secretary of State,
Office of the custodian,
506 Royal Bank Bldg.,
Hastings and Granville,
Vancouver, B. C.

Your file No. 6954, 6978

Dear Mr. Anderson: Re: Tsuge TATEISHI (Mrs)
 Reg. No. 13784
 our- Kakutaro TATEISHI
 file No. 29,982-J

The British Columbia Security Commission has forwarded your letter of July 31, 1945, in reply to our request for confirmation of the sale of Lot B, SW $\frac{1}{4}$ Sec. 33, Twp. 12, Map SK4248.

Further to this information we would like to know that the gross amount of the sale amounted to and what deductions were made to arrive at the net balance of \$241.69.

Thanking you for your kind co-operation in this matter, we are

Yours truly,

J. H. Creighton,

for Old-age Pensions Board.

BBJ
cc. 4-R

290⁰⁰

Sale price	29.31
2000 annuities	3.00
Reg fee	1.00
Legal fee	15.00
	48.31
	5241 69

6734
6776 ✓

July 31, 1945.

B. C. Security Commission,
360 Homer Street,
Vancouver, B. C.

Attention: Mr. H. L. Brown

Dear Sirs:

Re: Tsuge TATEISHI (Mrs)
Ref. No. 13764

In reply to your inquiry of July 27, 1945, we are
answering your questions as numbered.

1. Legal description of property was Pt (25.62 acres n/1)
of the South West quarter of Section 33, Township 12
as lettered "B" on Sketch No. 4248, Municipality of Maple
Ridge.
2. The property was sold to the Director, Veterans' Land Act
as at January 1, 1943.
3. The net sale of this property amounted to \$221.69 and
this amount lies to her credit at this time.

Mr. Kaimaro TATEISHI has a credit balance of \$5.90
and we are also holding in safe-keeping two \$50.00 Victory
Bonds.

Yours truly,

H. E. Anderson
Farm Department.

WLL/HMB



EVACUATION SECTION
Rec'd JUL 30 1945
File No. 6978-6924
Ans. *W. L. G.*
Referred *Anderson*

BRITISH COLUMBIA SECURITY COMMISSION

360 Homer Street,

VANCOUVER, B. C.

27th July 1945.

Attention Mr. R. D. Richardson.

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

Dear Sirs,

Re: Mrs. Tsuge TATEISHI, #13784
Your File No. 6954

The husband of the above-named woman is an applicant for Old-age pension and the Pension Board have asked us to supply them with the following particulars:-

1. Legal description of the property. *B-25 Vancouver SW 1/4 Sec 22*
2. The date the property was purchased and by whom it was purchased. *as per 1/43*
3. The amount paid, and the credit balance now standing in Mrs. TATEISHI'S name. *net 241.69*

Your kind assistance in this matter will be greatly appreciated.

Yours truly,

M. L. Brown

M. L. Brown,
Office Manager.

MIS/CM

Hunter C. bel 5.90
v-5026
wife 241.69

Canada

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

JAPANESE EVACUATION SECTION

File No. 6978

Reg. No. 13784

506 Royal Bank Building,
Vancouver, B. C.

JUN 8 1944

Mrs. Tsuge TATEISHI,
Slocan Extension,
British Columbia.

Dear Sir:

Re: 322 - 14th Avenue, R.R. #1, Naney, B. C.
Part (25.62) acres more or less of the South West quarter
of Section 33, Township 12, as shown and lettered "B" on
sketch dep. No. 4248, Dist. of New Westminster, C. of B. 50976.

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	\$290.00
Add:	
Unexpired insurance premium as at January 1st, 1943	\$290.00
Less:	
Tax arrears to December 31st, 1942	\$ 22.31
Registration fee	3.00
Encumbrance—Principal	
—Interest	\$ 32.31
Net proceeds of sale	<u>\$257.69</u>

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

Credit re Sale of Property

Land Registry Office C. of E.

Debit

Credit

Balance

\$257.69

1.00

\$1.00

\$257.69

CR. \$256.69

BC-181-P

BC/181-P

Page 1

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

Farm Appraisal Report

File No. JL-241

Land Description Pol. "B" of SW $\frac{1}{4}$ Sec. 33, Sk. 4248.Containing 25.62 AcresOwner's Name Taugi TATEISHIE Post Office Address Haney, B.C.Nearest Rail Point Haney, B.C. Distance 3 $\frac{1}{2}$ milesMarket Town New Westminster, B.C. Distance 26 "Church (give denomination) Haney - all denominations Distance 3 $\frac{1}{2}$ "Nearest School Haney, B.C. Distance 3 $\frac{1}{2}$ "State how property was identified: Map location and corner post.

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

Has direct access to 14th Avenue—a very poor gravel road in this section.Is this district a good one? Yes, generally, but not in immediate locality.Employment opportunity Very limited, practically nil in this vicinity.Predominating Nationality and religion: Immediate neighbours Japanese.Describe Fencing and its condition: Partly fenced on south side. Value \$Water supply: Domestic water from well. Value \$

Electricity - power available - light installed.

BUILDINGS ON FARM

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE	12 x 18	Frame	1 st.	Shks.	12	Wood	V. poor	60.00
Add'n.	12 x 18							
	X							
BARN	X	(Several small open sheds of no value)						
	X							
BARN	X							
	X							
GRANARY	X							
	X							
	X							
	X							

Total present day value \$ 60.00\$ 60.00

Total Value Buildings add to farm

Is dwelling habitable without repairs? Yes. If not what is your approximate estimate of cost to make it habitable? This is a very poor type of shack and not worth any repairs.Describe the basement and chimneys: No basement - stove pipe chimney.No. rooms downstairs? 2 Upstairs? none How finished wood.Are buildings painted? no Condition of paint -Distance from nearest bush Adjacent to bush.

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

ACRES	LEVEL, UNULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL	KIND AND QUALITY OF CROP	VALUE PER ACRE	TOTAL
2.71	Undulating 2.71	Lt. sandy loam - 4"-12"	Gravel & bed rock	Mixed small fruits.	40.00	108.40
Area which can be cultivated without cost other than for breaking.						
	LEVEL, UNULATING, 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, UNULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL	NATURE OF RECLAMATION NECESSARY	RECLAMATION COST PER ACRE	VALUE PER ACRE
2.50	Undulating 2.50	Lt. sdy. 4" to 12"	Gravel & bed rock	Clearing, stump- ing & breaking.	150.00 to 175.00	10.00
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	
20.41	Rock hill, 1 20.41 25.62 acres			A limited amount of firewood value.	5.00	102.05

Total value of Land \$ 235.45

Total added by buildings to value of farm \$ 60.00

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

Total value of farm \$ 295.45

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

Farm occupied by owner. This is a poor type of hillside farm, in a bad state of cultivation and growth indicates a low state of fertility.

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

Suitable for small fruits in a limited way.

Noxious weeds:

Couch grass and some thistles.

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

Maple Ridge Municipality -
Assessed-Improvements-\$250.00
Land -\$700.00

Taxes-1942 - \$25.60
1941 - \$25.95
1940 - \$26.88
\$78.43

Date: June 8th, 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 7th day of June 19 42.

Inspector's Signature

"D. DODDING"

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

JL-241 - T. TATEISHIE Farm Appraisal Report

Remarks:

This is a very low grade holding; the general lie of the land is that it starts with a gradual rise from 14th Avenue, the rise continues more sharply for approximately 2/3 of the length east, then falls sharply to the east and the Lillooet River. Generally speaking it is a rock ridge covered with dense scrub and second growth.

Bed rock is visible in many places adjacent to the cleared land and exposure increases with the rise of land. I would estimate that approximately another 2.5 acres could be brought under cultivation, most of it following the south boundary, where rock exposure seems to be less. The dwelling on this place is a very poor type of shack and would not normally be considered a reasonable habitation.

This property is rented to Jas. Gold for amount of annual Taxes per year for duration. The owner gets revenue for this year's crop and tenant assists in picking.

EXHIBIT No.

DATE

FILED BY

(FOR ORCHARD LANDS ONLY)

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

nil

ANNUAL COST OF IRRIGATION, DYKING AND DRAINAGE.

nil

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

Strawberries - Poor -	1.17 acs.	\$
Raspberries - " -	.49 "	\$
Potatoes, being planted -	.57 "	\$
No crop -	.48 "	\$
	<u>2.71</u> "	\$
May be cleared - approx. -	2.50	\$
Waste land - " -	20.41	\$
	<u>25.62</u> "	\$
<u>ALSO-PLANTED</u> - young apple trees -	30	\$
" " " " -	50	\$
" " " " -	9	\$
" " " " -	<u>89</u>	\$

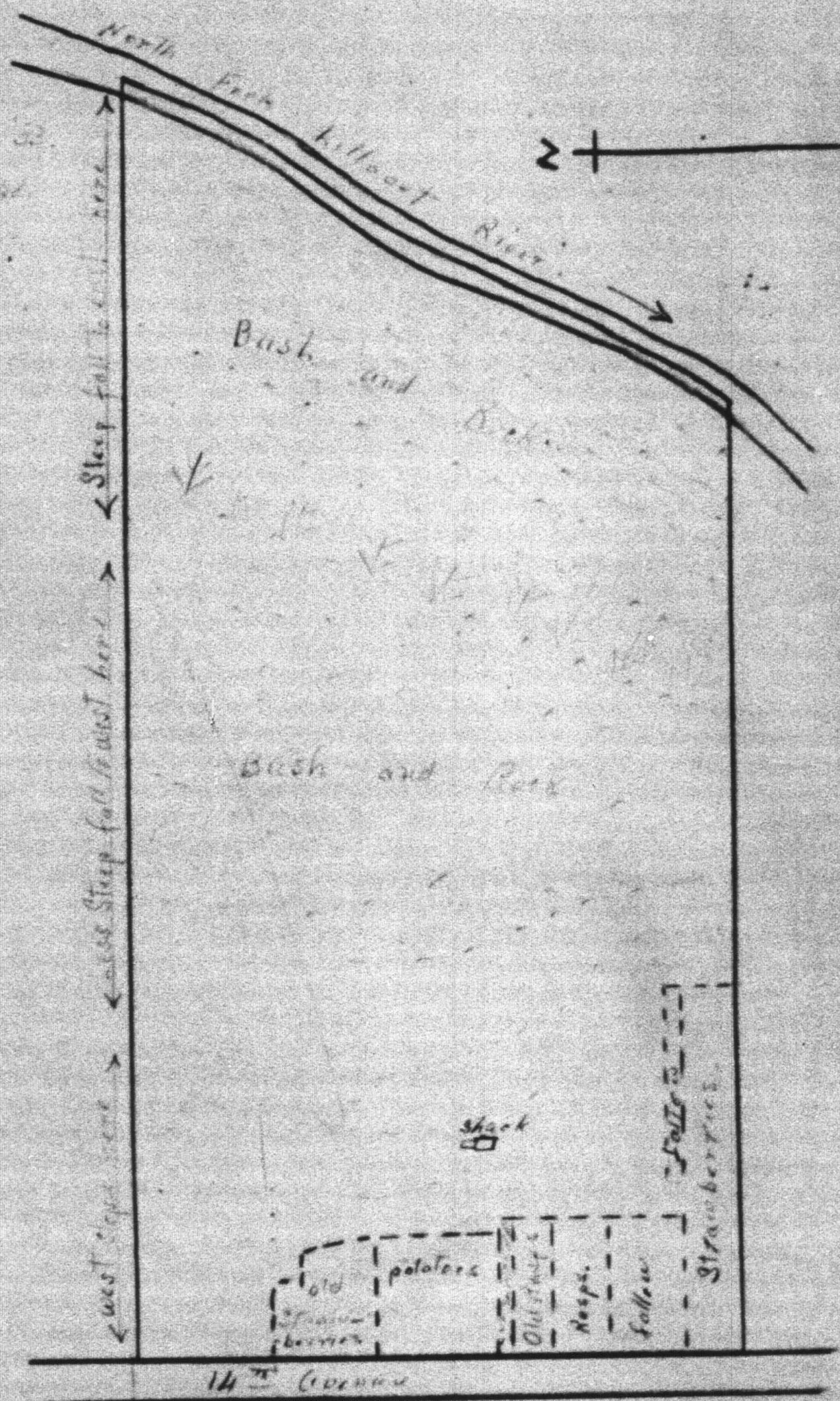
Total \$

Amount fruit trees add to value of farm \$

Diagram of Property

17. 25. 42. 40
 Tel. 5-10-42
 Tp. 12. Sh. 10. 22nd
 Range 1st Sec. 1.

Scale 200' = 1"



Survey No. 1114-2
 Date
 Filed by

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

value is \$ 250.00

Date 11th June 1942.

"I.T. BARNET"

District Superintendent.

- C O P Y -

PACIFIC CO-OPERATIVE UNION.

Mission City, B.C.

March 10th, 1943.

Mr. R. D. Richardson,
Farm Department,
Office of the Custodian,
506 Royal Bank Building,
Vancouver, B.C.

Dear Sir: Your File No. 6954 & 6978 - Kakutaro Tateishi

We are in receipt of yours of the 9th instant.

We have already released a cheque in favour of Mr. Tateishi to the amount of \$152.95 a considerable time ago. We have explained before that the \$252.00 advance by us to Singh & Gould had nothing to do with farm operations.

In my letter of last week in connection with this matter I failed to look up prior correspondence but there is only an actual balance of \$37.38 for which Gould is responsible direct, on farming operations and that amount is not sufficient to warrant holding back of the monies due to Mr. Tateishi.

Yours very truly,

PACIFIC CO-OPERATIVE UNION

Per "J.B. Shimek"

J.B. Shimek Gen. Mgr.

JBS/EK

(Files Nos. 6954 & 6978 - original in 6954)

6954 ✓
6978 ✓

9th March, 1943.

Pacific Co-Operative Union,
Mission City, B.C.

Dear Sirs:

re: Kakutaro TATEISHI.

Mr. Gould, the lessee of Tateishi's property last year, has, we understand, a debit balance of \$37.38 with the Maple Ridge Co-operative Produce Exchange and, therefore, it would appear that he did not take any considerable loss on the year's operations, and that being the case we do not see why your cheque No. 1043 in the amount of \$152.95 should not be released. We are writing to Tateishi today, asking him whether or not he is agreeable to allowing Gould this \$37.38. If Tateishi is agreeable we will naturally make payment to the Maple Ridge Co-operative Produce Exchange in like amount.

The writer has discussed fully with Mr. Gould the various details of his operations, particularly with reference to the amount of \$250.00 which you advanced to Karnail Singh and had Gould go on the note. This transaction is definitely outside the realm of farm operation and cannot be charged as a grower's debit on the accounts of the Maple Ridge Co-operative Produce Exchange. This is without question a personal transaction between the Pacific Co-operative Union and Messrs. Singh and Gould.

Kindly make the necessary arrangements to have stop payment lifted on the cheque in question, and advise us at your very early convenience.

Yours truly,

R. D. Richardson,
Farm Department.

RDR:GP

Extract of letter from Pacific Co-Operative Union.

Mission City, B.C.

March 4th, 1943.

Mr. R. D. Richardson,
Farm Department,
Office of the Custodian,
506 Royal Bank Building,
Vancouver, B.C.

Dear Sir:

.....
.....

Your File No. 6954 & 6978
Re K. Tateishi

Re cheque No. 1043 to the amount of \$152.95. This is a Maple Ridge account and we are not acquainted with it as well as with ours. However, Mr. Tateishi made the statement in our office when he came up to make the agreement with Mr. Gould that if Mr. Gould would not make sufficient money off the crop to pay expenses and the amount agreed on in their crop agreement, Mr. Tateishi would return this post-dated cheque to Mr. Gould. We will have to get more information on this case from Mr. Briggs of the Maple Ridge Co-Op. Exchange in order to decide whether it is man should have his cheque O.K'd or not and meanwhile, we remain

yours very truly,

PACIFIC CO-OPERATIVE UNION

Per "J. B. Shimek"

J.B. Shimek Mgr.

(Files Nos. 4971, 5979, 6954 and 6978 - original in 4971)

File No. 6954, 6978

March 3rd, 1943

EXTRACT FOR FILE

REPORT

Re: Property registered in the name of:

K. TATEISHI

Situated on 14th Ave. North of 34th Rd. Haney, N.C.

This place has been broken into and ransacked. We found chattels scattered about the floor and cabinets upset.

All doors and windows are now nailed and locked.

Signed "SC. Carlsen"

6954
6978 ✓

26th February, 1943.

Pacific Co-Operative Union,
Mission City, B.C.

Dear Sirs:

re: Kakutaro TATEISHI.

Included in your list of post dated cheques held for investigation is cheque No. 1043 payable to K. Tateishi in the amount of \$152.95. Kindly let us know why this cheque is in this category.

Yours truly,

R. D. Richardson,
Farm Department.

RDR:GF

cc: W. S. Ure.

6954
6978 ✓

26th February, 1943.

British Columbia Security Commission,
355 Burrard Street,
Vancouver, B.C.

Attention Mr. H.L. Brown.

Dear Sirs:

re: Kakutaro TATEISHI. #13785.

Replying to your enquiry of the 24th instant relative to subject Japanese, we have to advise that according to our records Tateishi sold his berry crop in May 1942 for \$400.00 and that he received \$200.00 at the time the deal was made (this sum was not deposited with us as he states) and was given a cheque for \$152.95 post dated to September 1st. We believe he still holds this cheque, as we wrote to him some months ago to send it in to this office for us to deal with it on his behalf, but to date he apparently has not done so as we have not received it. We ask that you kindly have him send in this cheque, so that we might endeavour to effect collection.

For your information, the farm property which Tateishi claims ownership to is actually owned by his wife, Tsuge. The property consists of approximately 25 acres of assessed value, land \$700.00, improvements \$500.00, clear title. The property is not leased at present, but we anticipate that we will find a tenant for it in the very near future.

Yours truly,

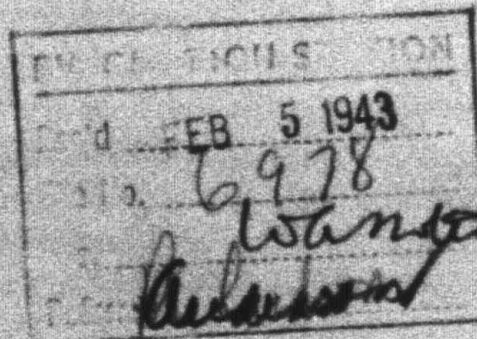
H. D. Richardson,
Farm Department.

RDR:GF

CANADA
DEPARTMENT OF THE SECRETARY OF STATE
OFFICE OF THE CUSTODIAN
JAPANESE EVACUATION SECTION

PHONE PACIFIC 6121
PLEASE REFER TO
FILE NO. 6978

808 ROYAL BANK BLDG.,
HASTINGS AND GRANVILLE
VANCOUVER, B.C.



28th January, 1943.

Please file

Mr. Frank de Wolfe,
R.R. #1,
Hammond, B.C.

Dear Sir:

re: Tsuge TATEISHI.

At time of registration with this department,
subject Japanese declared a debt owing to you of \$150.00,
which was guaranteed by a mortgage on her property.
We would appreciate receiving from you advice as to how
this account stands at the present time, and if this
amount was paid before Mrs. Tateishi's evacuation.

Yours truly,

R. D. Richardson
R. D. Richardson,
Farm Department.

NEA:GF
GF

Mr Richardson:

*The above mentioned
amount has been paid in
full. This was done about
a month or so previous to
evacuation.*

*Sincerely
F. de Wolfe*

6978

January 15th, 1943.

Mrs. Tsuge (Kakutaro) TATEISHI,
Registration #13784,
Slocan Extension, B. C.

Dear Madam:

We wrote you on November 23rd, December 11th and 31st requesting you to kindly return, signed, the list of chattels forwarded to you in duplicate under date of November 23rd.

For your information, we have to advise that in view of not receiving any response from you in this matter we are assuming, as of this date, that our list is correct and we shall administer your property accordingly.

Yours truly,

R. D. Richardson,
Farm Department.

HRC/EM

6978

December 31st, 1942.

Mrs. Tsuge TATEISHI,
Reg. No. 13784,
Slocan Extension, B. C.

Dear Madam:

We wish to confirm our letters dated November 23rd and December 11th regarding the matter of your chattels left in the protected area. We forwarded a duplicate list of same together with our letter dated November 23rd.

We would appreciate your returning, signed, one copy without further delay.

Yours truly,

R. D. Richardson,
Farm Department.

HRC/EM

6773

November 23, 1942

Mrs. Tenge TATEISHI, #13784

Dear Madam:

Attached kindly find list of chattels in duplicate which we would ask you to sign one copy and return it to this office as soon as possible, the other you may retain for your own reference.

We would appreciate your co-operation by receiving an early reply.

Yours truly,

R. D. Richardson
Fara Department

HRC:MAD
ENCLOSURE

File No: 6778

November 23, 1942

Name: Mrs. Kamekaro (Touge) TATEISHI

Reg. No: 1376A

Address: 322-14th Avenue, Haney, B. C.

INVENTORY OF CHATTELS FOUND ON PROPERTY

In house

1 bed, spring, mattress (poor)
1 bunk (h. s.)
1 riddle doll
1 dining table
2 boxes cont. misc. vegetables
1 ctn. cont. eml. quant. old clothes
1 broom
3 eml. benches
1 kitchen chair (no back)
2 eml. bookshelves (h. s.)
1 kitchen table (h. s.)
1 kitchen cabinet (h. s.) poor
1 alum. tea pot
1 warming oven (stove has been taken out)
3 lamps (1 no chimney)
3 tethering chains
1 pr. logging boots
1 stove toaster (poor)
1 hand oil can
1 tin dishpan
3 cans (no handles)
1 glass butter dish
1 plate
1 enamel bowl
2 alum. lids
1 file
1 knife
lge. quant. of empty tins and articles
of no value

In Workshop

1 7' cross cut saw
1 4'-gal. oil drum
6 berry trays
1 lge. wooden rice block
1 saw horse
2 12' ladders (h. s.)
eml. quant. sawing tines on sticks
1 wooden saw vice (h. s.)

In Bath-house

1 box containing old clothes
1 lantern (no glass, poor)
1 bicycle carrier
1 bench

In Packing House

41 berry trays
3 berry screens (h. s.)
2 bales (knock-down boxes, poor)

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

Confirmed:

DATE: SIGNED:

Please sign and return one copy to the Custodian.

Extract from Lease.

54 ✓
File #6937 & 6978. Drawn by James M. Campbell.

Lessor: Kakutaro TATEISHI.

Lessee: James H. GOULD.

Date: 21st May, 1942.

Term: 9 months from 1st May, 1942, with option to extend
lease for 1943 under arrangement with Maple Ridge
Co-op. Produce Exchange.

Consideration: \$400.00, paid. For 1943 and subsequent years
payment of taxes in lieu of rent.

Property:

Land: Block 33 of Lot "B" Tp.20 containing 26 acres more
or less, Municipality of Maple Ridge.

House: Included, also buildings.

Chattels: Livestock and farm implements, not specified.

signed by wife TSUGE

REPORT
ON EVACUATED JAPANESE PROPERTY

File No. _____

MUNICIPALITY: MAPLE RIDGE.

Date: Nov. 11, 1942.

NAME: TATEISHI, (Tsuge) Mrs. Kakutaro REGISTRATION NO. #13784.

ADDRESS: 322-14th. Ave., Haney, B.C.

PROPERTY:

ACREAGE:

KIND OF CROPS:

APPROXIMATE ACREAGE OF EACH:

HOUSE: 1 Storey shack. VACANT:

OCCUPIED: No.

DESCRIPTION: Frame.

ROOF: Boards & shakes.

SIZE: 12' x 22'

NO. OF ROOMS: 2.

CONDITION: Very poor.

OTHER BUILDINGS: Woodshed 12' x 18' (fair) Chicken hse. 12' x 14' (fair)
Sml. shed 4' x 6' (fair) Sml. rabbit hut (poor)
Packing shed 12' x 24' (poor) Shed 12' x 12' (poor)
" " 10' x 12' "

NAME OF LESSEE OR RENTOR: *Vacant?*

TERMS:

WATER: Well.

ON:

OFF:

LIGHT: Yes.

ON: No.

OFF:

REMARKS: This house is one of the poorest & filthiest we have seen.
The doors were locked when we arrived. Property is becoming
overgrown, & has been left untidy around the building,
numerous tin cans, bottles, & misc. junk thrown around.

INVENTORY OF CHATTELS LEFT ON PROPERTY:

SEE ATTACHED LISTS.

Transferred to husband's File #6954

Signed:

J. Moriyon
W. A. Stinson

Nov. 11, 1942.

INVENTORY OF CHATTELS FOUND ON PROPERTY
OF
TATEISHI, (Tsuge) Mrs. Kakutaro
#13784
322-14th. Ave., Harey, B.C.

In house.

- 1 Bed, spring & mattress. (poor)
- 1 Bunk. (HM)
- 1 Kiddies doll.
- 1 Dining table.
- 2 Boxes cont. misc. magazines.
- 1 Ctn. cont. sml. quantity old clothes.
- 1 Broom.
- 3 Sml. benches.
- 1 Kitchen chair. (no back)
- 2 Sml. bookshelves. (HM)
- 1 Kitchen table. (HM)
- 1 " cabinet. (HM) poor.
- 1 Alum. tea pot.
- 1 Warming oven. (stove has been taken out)
- 3 Lamps. (1 no chimney)
- 3 Tethering chains.
- 1 pr. Logging boots.
- 1 Stove toaster. (poor)
- 1 Hand oil can.
- 1 Tin dishpan.
- 3 Cups. (no handles)
- 1 Glass butter dish.
- 1 Plate.
- 1 Enam. bowl.
- 2 Alum lids.
- 1 File.
- 1 Knife.
- Lge. quantity of empty tins & articles of no value.

In woodshed.

- 1-7' Cross cut saw.
- 1-45gal. Oil drum.
- 6 Berry trays.
- 1 Lge. wooden rice block.
- 1 Saw horse.
- 2-12' Ladders. (HM)
- Sml. quantity marking twine on sticks.
- 1 Wooden saw vise. (HM)

In bathhouse.

- 1 Box cont. old clothes.
- 1 Lantern. (no glass, poor)
- 1 Bicycle carrier.
- 1 Bench.

In packing house.

- 41 Berry trays.
- 3 Berry screens. (HM)
- 2 Bdles. (knock-down boxes, poor)

Signed

J. Mayson.
W. A. Stinson.

NOV 27 1947

IN THE MATTER OF a Commission to Investigate Claims of Japanese Canadians for Property Losses.

TO: The Commissioner,
Office of the Custodian,
Royal Bank Bldg.,
Vancouver, B.C.

6978 2241
RC 181P
Nov 17

Pursuant to the notice issued on the 26th day of September, 1947, I submit the following claim:

- (1) NAME SATISHI Tsuge (RCMP) Reg. No. 13704
(Print) Surname Given Name
- (2) Pre-Evacuation Address Kanby, B.C.
- (3) Present Address New Denver, B.C.
- (4) REAL ESTATE
- (a) Street Address (if any) _____
City or Municipality, Province
- (b) Legal description (lot number, block number, section number, etc.)
Part (25.62) acres more or less of the South West quarter of Section 33,
Township 12, as shown and lettered "B" on sketch dep. No. 4246 of District
of New Westminster, C. of R. 50976
- (c) Type of Real Property (cross out words which do not apply):
(i) Farm
(ii) Residence Type of business Farming
(iii) Business
(iv) Any other type of property (describe) _____
- (d) What was your interest in the property (e.g., sole owner, life tenant, joint tenant, owner of one half or one third interest, leasehold, etc.) Sole Owner
- (e) Fair market value at date of sale (estimate this to the best of your ability):
(i) Land - - - - - \$ 1,500.00
(ii) Buildings - - - - - \$ 800.00
(iii) If business, put value on business as going concern
(including land and buildings, tenancies, chattels,
fixtures, stock-in-trade, goodwill and accounts re-
ceivable) - - - - - \$ 100.00
(iv) Total value (if you cannot give separate values for lands and buildings just
fill in total value) - - - - - \$ 2,400.00
(v) Amount at which Custodian sold property and credited your account - - - \$ 257.69
(f) Loss (This figure is arrived at by deducting item (v) from item (iv) - - - \$ 2,142.31
- (5) PERSONAL PROPERTY
- (a) Place or places at which property was left by the claimant at date of evacuation
Kanby, B.C.
- (b) Type of premises in which property left (e.g., house, warehouse, garage, shed, church basement, etc.)
House, 2 packing houses, Barn
- (c) How stored or packed at time of evacuation
Left on premises

(over)

(d) In whose care was property left at date of evacuation by the claimant. (This question refers to the terms of reference which exclude claims where the property was lost, destroyed or stolen while under the custody, control or management of any person other than the Custodian appointed by the owner of the property. It involves some definite arrangement whereby you appointed someone to take care of the property and such person accepted the responsibility of so doing. Unless such an arrangement was made the question should be answered "in no one's care")

(e) Itemized description of personal property which is the subject of the claim:

1. Land - 25.52 acres - 10 acres cleared and in Orchards and Small Fruits	Estimated Value \$	1500.00
2. _____	Estimated Value \$	_____
3. House - 20 x 50 - Woodshed - 20 x 10	Estimated Value \$	300.00
4. 2 Packing Houses each 20' square	Estimated Value \$	400.00
5. Barn - 35 x 50 - Bath House - 15 x 20	Estimated Value \$	100.00
6. Furniture & Chattels as attached	Estimated Value \$	100.00
7. _____	Estimated Value \$	_____
8. _____	Estimated Value \$	_____
9. _____	Estimated Value \$	_____
10. _____	Estimated Value \$	_____

TOTAL CLAIM FOR PROPERTY LOSS \$ 2400.00

N.B.—If you cannot list all the items here prepare a separate list with values set out opposite each item and attach it to the form. The item "personal property" includes shares, bonds, mortgages, loans, notes and all other forms of property not included in real estate.

(f) Total claim including real and personal property (this figure can be arrived at by adding items 4(f) and 5(e)) - - - - - \$ 251.69

(6) (a) Place at which claimant prefers to be heard.
(Vancouver, Kamloops, Nelson, Lethbridge,
Moose Jaw, Winnipeg, Toronto or Montreal.)

(b) Do you require the services of an interpreter
at the hearing? Yes or no Yes

Nelson or New Denver

N.B.—This Declaration must be sworn before a Commissioner, Notary Public or other person entitled to take declarations. All lawyers are qualified to do so.

DOMINION OF CANADA,

of

TO WIT;

I, Teuge Tateishi
of New Denver

of the Village
in the Province of British Columbia

DO SOLEMNLY DECLARE THAT:

The information set out in the form above is true and correct to the best of my knowledge, information and belief and I make this solemn declaration conscientiously believing it to be true, and knowing that it is of the same force and effect as if made under oath, and by virtue of "The Canada Evidence Act".

DECLARED before me at the Village

of New Denver

in the Province of B.C.

this 24th day of November

A.D. 1947.

T. Tateishi

A Commissioner &c.

N.B.—THIS FORM MUST BE COMPLETED AND SWORN BEFORE A COMMISSIONER SHOULD BE MAILED BY REGISTERED MAIL TO THE COMMISSIONER, c/o THE OFFICE OF THE CUSTODIAN, ROYAL BANK BLDG., VANCOUVER, B.C., BEFORE NOVEMBER 30th, 1947. IF YOU CANNOT MAIL IT BEFORE THIS DATE SET OUT BELOW REASONS FOR THE DELAY.

IN THE MATTER OF THE "INQUIRIES ACT,"
PART 1, 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

New Denver, B.C.

June 24, 1948

IN THE MATTER OF THE CLAIM OF
TSUGE TATEISHI

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,

Official Interpreter

G. HAMBLETON, Esq.,

Official Reporter

30

T. Tateishi
In Chief.

MR. COBUS: The claim, your honour, of Tsuge Tateishi,
No. 56 on the Secretary's list.

TSUGE TATEISHI, the claimant herein, being
first duly sworn, testified
through the official inter-
preter as follows:

10 MR. COBUS: I would ask leave, your honour, to amend
the claim with respect to realty by showing amend-
ed values for land and buildings in the amount
of \$1750.00 in place of the original \$2300.00, and
a credit to the Custodian of \$290.00, leaving a
net realty claim of \$1460.00. With respect to
the claim for personal property, we have deleted
all of the items from 1 to 5 there, and that
leaves item 6, furniture and chattels, but not
"as attached," but as per the chattel form to
be filed later, and \$100.00 is the value there.
20 There are no credits to the Custodian. The total
claim, therefore, becomes \$1560.00.

DIRECT EXAMINATION BY MR. COBUS:

Q: Witness, I produce to you a statement concern-
ing the farm land for which you have submitted
a claim. Did you instruct Mr. Leekie to prepare
that statement for you and is that your signature?

A: Yes.

Q: Is the information contained therein true to the
best of your knowledge and recollection?

30 A: Yes.

MR. COBUS: I would ask leave to file the statement concerning the claimed realty, your honour.

(STATEMENT MARKED EXHIBIT NO. 1)

MR. COBUS: Referring to Exhibit 1, your honour, the farm land consisted of 25.82 acres of which 18½ acres were uncleared, about 1½ cultivated and not planted, and 5½ acres cultivated and not in crop, and 5½ acres in crop of raspberries, strawberries, and vegetable garden. The property was purchased in 1930 for \$450.00. At that time it was un-
10 cleared and there were no improvements on it. The estimated value at the date of sale of land and improvements, the witness has set out as \$1750.00. With respect to improvements, that is, improvements other than buildings, the claimant lists clearing about 7 acres, done after the date of purchase during a period of years, at a cost of \$1750.00. She lists some drainage ditches, with no details as to that, at a cost of --

20 THE COMMISSIONER: She includes the ditches and everything together there at \$750.00.

MR. COBUS: I am inclined to think that that is so, your honour. Perhaps she was not able to give details as to the ditching. 100 fruit trees were planted, mixed varieties, at a cost of approximately \$150.00. The buildings listed include a house and an addition, a bath house, two packing houses, a chicken house, and a root house. The total value of those amounts to
30 \$550.00, I calculate it.

With respect to the appraiser's report, the claimant says the appraiser is wrong as to the cleared acreage. She says there was about 7 acres cleared, of which about 5½ acres was in crop. As to the buildings, the appraiser listed only her house, and says the other buildings have no value. She disagrees with this, as they were all in use. She admits the buildings were of cheap construction, but that the house was in fair shape and quite habitable. She believes the valuation of \$295.45 is much below a fair value. With respect to the location of the property, she says the property is about three and a half miles from Haney and with access to 14th Avenue. The land was very good for raising small fruits. She believes it would be worth at least \$1750.00 when sold by the Custodian for \$290.00.

10

Would my friend produce the Farm Appraisal Report?

20

(Handed to Mr. Cobus)

MR. COBUS: The Farm Appraisal Report is filed on behalf of the Crown.

(APPRAISAL MARKED EXHIBIT NO. 2)

MR. COBUS: Would my friend admit that the assessed value of the property in 1942 was \$700.00 for land and \$250.00 for improvements, a total of \$950.00?

MR. MACDONALD: Yes, your honour.

MR. COBUS: And would my friend advise whether the \$700.00 for land is for improved land or just for land?

30

MR. MACDONALD: The note I have here is "land."

MR. COBUS: Just "land."

MR. MACDONALD: This is just a notation.

MR. COBUS: I think you have the assessment notice there, Mr. MacDonald.

MR. MACDONALD: Just a minute, now. It is the assessed value of "land."

MR. COBUS: I see. It is "land."

10

Q: Now, witness, I produce to you a statement concerning the personal chattels for which you have submitted a claim in the amount of \$100.00, though in your estimated value column you show \$122.50. Did you instruct Mr. Leckie to prepare this statement for you and is that your signature?

A: Yes.

Q: Is the information contained therein true to the best of your knowledge and recollection?

A: Yes.

20

MR. COBUS: I would ask leave to file the personal chattels statement, your honour.

(STATEMENT MARKED EXHIBIT NO. 5)

MR. COBUS: In Exhibit 3, the claimant has listed all of the items for which she is claiming, giving complete details with respect to each item. In the right hand column under "estimated value" the total is shown to be \$122.50, but the claim is submitted at \$100.00. She says that the goods claimed were left in the farmhouse at 14th Avenue, Haney, B.C. The doors and windows were boarded. The kitchen tables and cabinet were not home-made,

30

T. Tateishi
In Chief
Cross exam

as stated in the Custodian's list, but were purchased new at a store. She says that she has allowed for depreciation on all articles claimed.

Would my friend produce the Analysis of Personal Property Claim?

(Handed to Mr. Cobus)

MR. COBUS: The Analysis is filed on behalf of the Crown.

(ANALYSIS MARKED EXHIBIT NO. 4)

10 MR. COBUS: The only comment I wish to make, your honour, with respect to the Analysis, Exhibit 4, is that the inventory made by the Custodian on November 11, 1942 is quite complete.

Your witness.

MR. MACDONALD: I submit, your honour, that the real property was sold at its fair market value, and that the amount at which the personal property is being claimed is exorbitant.

20 CROSS EXAMINATION BY MR. MACDONALD:

Q: Now, you bought this property for \$450.00?

A: Yes.

Q: When was that, how long ago?

A: 1930.

Q: Did you pay cash for it or did you get it on terms?

A: I paid \$250.00 first in cash and then the remaining \$200.00 I was to pay on terms.

Q: By the month, was it, or -- ?

30 A: I only paid interest every year, but then the

balance I paid after I evacuated, the whole thing.

Q: Now, this land, I understand, is rocky.

A: Some parts were very rocky, but other parts were not.

Q: Now, I understand that there would be only about five acres of the 25 that would be considered as arable land, or that could be properly cultivated.

10 A: There were about seven acres cultivated, she says, and the rest could be quite good productive land.

Q: According to your statement it is five and a half.

MR. COBUS: According to the statement it is seven — five and a half plus one and a half is seven acres.

A: I thought I said seven, but Mr. Leckie must have written five.

MR. MACDONALD: I thought it was the total at the bottom, but evidently it is not.

20 I would like to draw your honour's attention to the condition of the place as set out in the appraiser's report, dealing with the house: "This is a very poor type of shack and not worth any repairs." Further down: "No basement. Stove pipe chimney." Also, as to the type of farm and the cultivation on the second page: "Farm occupied by owner. This is a poor type of hillside farm, in a bad state of cultivation and growth indicates a low state of fertility." Under "remarks" it more or less repeats that. I would also
30 like to read from the summary of real property a

10 remark by their field representative: "On the 11th of November, 1942, our field representative visited the property and inventoried the chattels and commented as follows: 'This house is one of the poorest and filthiest we have seen. The doors were locked when we arrived. The property is becoming overgrown and had been left untidy around the building, numerous tin cans, bottles and miscellaneous junk thrown around.' The inventory indicates that the chattels were of little value." According to the Analysis sheet, your honour, you will notice that it is listed under remarks as "Abandoned and theft." It was considered that the chattels were not worth moving.

I think that is all, your honour.

20 MR. COBUS: Your honour, I would like to add a comment about Exhibit 4 which my friend just referred to. I find it somewhat difficult to reconcile the Custodian's Analysis where he shows "No account theft, \$100.00," and under "remarks," "Abandoned, theft," where obviously he made no effort to remove the goods. Abandoning certainly connotes that certain things were taken out and certain things were left.

MR. MACDONALD: Well, evidently they abandoned everything.

MR. COBUS: They certainly abandoned everything; I agree with you there.

RE-DIRECT EXAMINATION BY MR. COBUS:

Q: Witness, how much of your land could have been brought under cultivation, given time to do that? A: About an acre every year I have been clearing.

Q: Yes, that is how much you had been clearing, but you know the nature of the land, how much of it would you bother clearing to bring it under cultivation? A: I am not quite sure, but I think there were about two or three acres that I couldn't clear or cultivate.

THE COMMISSIONER: Anything further, Mr. MacDonald?

MR. MACDONALD: No, your honour.

(Witness aside)

(PROCEEDINGS ADJOURNED SINE DIE)

I hereby certify the foregoing to be a true and accurate transcript of the proceedings herein.

Gordon Hambleton
G. Hambleton,
Official Reporter

20

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

H.W. Colgan
Sub-Commissioner

10

30

Defence Brief

(Mrs.) Tsuge TATEISHI

File No. 6978

Case No. 434-✓

REAL PROPERTY CLAIM

<u>1. Real Property Claim</u>	<u>Appraised at</u>	<u>Sold for</u>
\$1750.00	\$ 295.45	\$290.00

Witness: D. Dodding, Appraiser ✓

Ex. 1 - Real Estate Statement

Ex. 2 - S.S.B. Appraisal

Sold for fair market value.

PERSONAL PROPERTY CLAIM

2. Chattels

\$100.00

(a) Goods valued by claimant at 22.98 declared but not found.

Witness: J. Moryson ✓

Inventory taken 11 Nov. 42.

(b) Goods valued at 77.02 left under the custody, control
or management of someone other than
the Custodian, appointed by the
owner of the property.

This property (house included) was
leased by claimant to James H. Gould
21 May 42 for a period of 9 mos. from
1 May 1942 with option to extend for
1943.

Submission: The amount at which personal property is
being claimed is exorbitant.

13 Oct. 48 - Letter sent to McMaster adding Agency to
Government Defence.

RWN/mw

271

Name of Claimant **TATEKISHI, Tsuge**Case **434**Custodian File **6978**

<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 % of Amount Total	Sale Price		Total Award 125% of all Sale Prices % of Amount Total	
					290 .	505.06			45.00 505.06	
<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 CHATELS</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	Application of % ratio to amount in next preceding column	Sale Price of goods Sold by Tender	12% of Sale Price			
				100.00	45.00			46.00		
TOTAL RECOMMENDATION										596.06

6978

October 5th, 1950.

Mrs. Teuge TATEISHI,
New Denver, B. C.

Dear Madam:

Re: Japanese Property Claims Commission
Case No. 434

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 \$596.06.

Cheque for \$558.66 is enclosed herein, and the sum of \$37.40 has been paid to the Co-Operative Committee on Japanese Canadians for legal fees as authorized.

Yours truly,

F. G. Shears,
Director.

FCS/js
1 encl.