

10250

REAL ESTATE

BUREAU POWELL STREET

FILE No. 10250

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: SHINDE, Taka, (Mrs. Takejiro)

HOME ADDRESS: 151 E. Cordova St., Vancouver, B. C.

REGISTRATION NUMBER 04913 SEX: Female AGE: 38

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: Self

MARRIED? Widow

NAME OF WIFE OR HUSBAND: Takejiro

ADDRESS OF WIFE OR HUSBAND: -----

NAMES OF ANY LIVING CHILDREN: Tsutomu (M) Kazuyo (F)

ADDRESS OF CHILDREN: Tsutomu, 151 E. Cordova St., Van., B. C. Kazuyo
in Japan.

AGE OF CHILDREN: 16, 15, years.

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

1. LOCATION AND DESCRIPTION: 29 Chatham St., Steveston, B. C.
Lot 4, Block 17, Section 3, Block 3, North Range 7, West, Map 249.
in the District of New Westminster.

2. BUILDINGS AND OTHER IMPROVEMENTS:

3 room, 1storey, frame house. 1. Wood shed.

3. INSURANCE (Give particulars; state where policies are)

None

4. TAXES (Amount and where payable) \$10.00 a year, payable to Municipality of Richmond, paid to end of 1941.

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

None

6. OCCUPANCY AND LEASES (If vacant so state)

Vacant

7. STATE WHEREABOUTS OF TITLE DOCUMENTS. In own possession.

8. STATE IF ANY OTHER PERSON HAS ANY INTEREST.

None

9. IF FARM LAND STATE CROPS SOWN

None

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: 151 Cordova St., Vancouver, B. C.

4 room, 2 storey, wooden house.

2. LANDLORD'S NAME AND ADDRESS:

Mr. K. Matsuba, 151 E. Cordova St., Vancouver, B. C. (Brother)

3. PARTICULARS OF LEASE AND RENT AND DATE TO WHICH PAID.

Rent free

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.

Kitchen utensils, 1. Chest of Drawers, 1. Table, 6. Chairs,

1. Cupboard, 1. Box of Shoes.

Above left at 29 Chatham St., Steveston, B. C. If house is not

rented, key will be turned over to Custodian.

2. HORSES, LIVESTOCK AND OTHER ANIMALS, POULTRY AND PETS

None

3. GIVE THE NAME AND ADDRESS OF ANY PERSON HAVING ANY INTEREST IN, OR

CLAIM ON ANY SUCH PROPERTY

None

4. INSURANCE CARRIED ON ABOVE PROPERTY: _____

None

5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF
OTHERS: _____

None

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

\$47.00 Per month received from The Workman's Compensation Board,
paid to May 31, 1942.

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

None

8. BANK ACCOUNTS: _____

None

9. LIFE INSURANCE: _____

None

10. INTEREST IN ANY ESTATES OR TRUSTS _____

None

11. SAFETY DEPOSIT BOX: _____

None

LIABILITIES:

1. PERSONAL DEBTS: _____

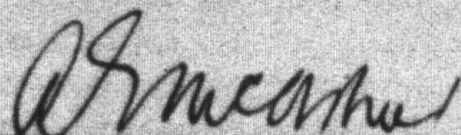
None

2. TRADE DEBTS: _____

None

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

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

Dated this 1st day of June 1942.

Witness

(Signature)

T. Shinde

FOR DEPARTMENTAL USE _____

INFORMATION FROM R.C.M.P.
RETURNED TO JAPAN

S.S. GENERAL MEIGS

Date June 24, 1943

Our File No. 10250

17th JUNE, 1946

Full Name

SHIMDE, Taka (Mrs. Takejiro)

(Surname in Block Letters)

Registration No. 04913

Male - ☒ Female
(check)

Age March 11, 1904

Former Address

P. O. Box 259, Steveston, B. C.

Date Evacuated Oct. 26, 1942

Naturalized - Canadian-Born - ☒ National
(check)

Present Address

Lemon Creek, Slocan, B. C.

widow
~~Married~~ - Single
(check)

Name of Wife - - -

Name of Husband Deceased

Name of Mother ^{nee} (MATSUBA)

Tsune (Japan)

Name of Father KAWAGUCHI, Kamekichi (Japan)

Names of Children under 16

Tsutomu (M) 21/7/25 - Kazuyo (F) 16/1/27

Requested by

E. C. T.

Registered with Custodian

yes
(Yes or No)

Additional Information

Houseworker. Owner of house and lot at

29 Chatham Street, Steveston, B. C.

June 6, 1946

Japanese Name: SHINDE, Taka (Mrs. Takejiro) Reg. No. 04913 File No. 10250

Catalog No. 761

Civic Address: 29 Chatham Street, Steveston, B. C.

Legal Description: Lot 4 of Block 17 of Section 3, Block 3 North, Range 7 West, Map 249, Municipality of Richmond, New Westminster District

Classification: Dwelling of 3 rooms

<u>Assessed Value:</u>	<u>Land:</u>	<u>Improvements:</u>	<u>Taxes:</u>	<u>Appraisal:</u>
	\$270.00	\$330.00	\$12.32	\$450.00

Title: Registered in the name of Taka SHINDE

Encumbrances: None registered and no indication of any unregistered

Vesting Order No. 24719

Date, October 2, 1942

History of Administration:

The Custodian's agent, J. D. Mather, reported on July 7, 1942 that the dwelling, "is a small three room frame cottage, situated at 29 Chatham Street, which is not in good condition. There is outside plumbing." Further he reported that there was no fire insurance on the property. At a later date the Custodian placed a policy with the London Guarantee & Accident Company in the amount of \$500.00. See Fire Insurance Summary.

Before Mrs. Shinde's evacuation she gave power of attorney to one, W. A. Urquhart, of Steveston, to manage her property. This management was not disturbed by the Custodian beyond the monies received for rentals which were turned over to the Custodian and credited to the account of Mrs. Shinde.

Mr. Urquhart rented this building to Mr. Joseph French for \$5.00 a month, which included water rates. Mr. French vacated the property at the end of August and it was then rented to Mr. R. Struck. This tenancy continued until the sale of the property on September 18, 1944.

Taxes were paid by the Custodian from rentals received from this property.

Sold:

To Harry Zacharuk for \$450.00. Approval of the Advisory Committee on August 31, 1944.

In view of rents being collected by the Custodian up until December, 1944, and adjusting credit was allowed the purchaser.

Funds released to the credit of Mrs. SHINDE, on January 17, 1945. Net amount after payment of adjustments \$406.30.

Title No. 180039/E, dated December 20, 1944 in the name of Harry Zacharuk.

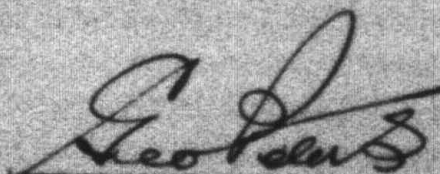
Page 2.

June 6, 1946

Japanese Name: SHINDE, Taka (Mrs. Takehiro) Reg. No. 04913 File No. 10250

Protest: Mrs. SHINDE's letter to the Custodian dated February 20, 1945 protested the sale of her property.

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



George Peters,
Administration Department.

GP:hb

SHINDE, (Taka) Mrs. Takejiro
29 Chatham St., Steveston, B.C.
Evac. File. 10205-10250



Picture taken Aug. 25, 1943

04913		SHINDE Taka (Mrs. Takejire)				10250
COMPANY	POLICY NO.	AMOUNT	EXPIRATION			PROPERTY
			MONTH	DAY	YEAR	
London Guarantee & Accident Company	561350	\$500.00	July	30	45	229 Chatham Street, Steveston, B. C.

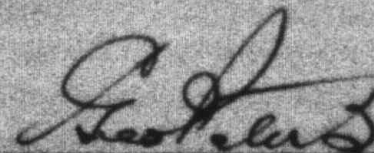
FIRE INSURANCE SUMMARY

June 6, 1946

The Custodian's agent, J. D. Mather in his report of July 7, 1942 stated that Mrs. SHINDE had no fire insurance on the above property. The Custodian, on July 30, 1942, placed a \$500.00 policy on the above property with the London Guarantee & Accident Company

On the sale of the property, the policy was transferred to the new owner, Harry Zacharuk, on November 13, 1944. The unexpired amount of insurance premium was credited to the account of Mrs. SHINDE.

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



George Peters,
Administration Department.

hbc

m d

File No. 10250

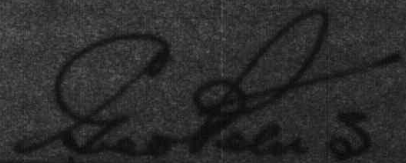
June 5, 1945

LIABILITY SUMMARY

Re: SHINDE, Taka (Mrs. Takejiro)
Reg. No. 04913

A claim in the amount of \$500.00 was placed against Mrs. SHINDE by Hisakichi TANAKA. Mrs. SHINDE acknowledged this claim in her letters to the Custodian of March 20, 1945 and April 16, 1945. A payment on account, in the amount of \$425.41 was transferred from Mrs. SHINDE's account to the account of her brother-in-law, Hisakichi TANAKA, Reg. No. 03831, File No. 2395.

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


George Peters,
Administration Department

nbo

File No. 10250

June 6, 1946

PERSONAL PROPERTY SUMMARY

Re: SHINDE, Taka (Mrs. Takejiro)
Reg. No. 04913

Chattels:

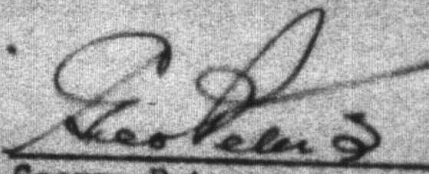
See Chattel Summary

Specified
Articles:

There are no cameras, radios, firearms or motor vehicles
revealed in the registration or the file.

No property interests other than those mentioned are to
be found on the file.

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


George Peters,
Administration Department.

hbc

June 5, 1946

CHATTTEL SUMMARY

Re: SHINDE, Taka (Mrs. Takejiro)
Reg. No. 04913

Mrs. Taka SHINDE's declaration of June 1, 1942 stated chattels left by her in the protected area in British Columbia. See Chattel Schedule. These goods were also inventoried by the Custodian's agent, J. D. Mather, in his report of July 7, 1942.

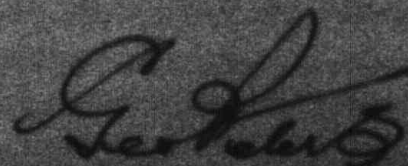
Mrs. SHINDE was not evacuated until October 26, 1942. The tenant of her property, Joseph French, signed for goods left in his care. See Chattel Schedule. When Mr. R. Struck took over the tenancy from Mr. French, it is noted that no inventory was signed by Mr. Struck of goods left in his care. After the sale of the property, goods found in Mrs. SHINDE's house were removed and inventoried by the Custodian on November 13, 1944. Certain items were left as having no saleable value by the Custodian's agent. See Chattel Schedule.

A Memorandum dated October 24, 1944 states that certain goods in the attic of Mrs. SHINDE's house were missing. The report continues to state that the attic must have been ransacked. See Chattel Schedule.

In following up the shortage of articles, a Memorandum dated February 15, 1945 from Mr. Harris who interviewed Mr. W. A. Urquhart, who was left in charge of the property by Mrs. SHINDE, "that when this house was rented to French, Mrs. SHINDE was present and assured them both that the chattels were of no value".

Goods of any value were auctioned by the Custodian and the funds credited to the account of Mrs. SHINDE. See Chattel Schedule.

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



George Peters, Administration Department.

GP:hbc

May 16, 1946

CHattel SCHEDULE

Re: SHINDE, Taka (Mrs. Takejiro)

Reg. No. 04913

Mrs. Taka SHINDE's declaration of
June 1, 1942, goods left at 29
Chatham St. -----

kitchen utensils
1 chest of drawers
1 table
6 chairs
1 cupboard
1 box of shoes

Tenant, Joseph French, signed
inventory, May 10, 1943, goods in
Mrs. SHINDE's house -----

6 chairs
1 table
1 cupboard
1 chest of drawers
sundry kitchen utensils
sundry lot of small stuff
1 gramophone, upright
sundry parcels in attic
cross cut saw
some rope
rake
hoe
spade

Pencilled note on bottom of Memo
from Mr. Mackedie to Mr. Harris,
Sept. 8, 1944, assumed to be Mr.
Harris' writing. R. Struck, new tenant
after J. French's vacation of property.

"See Ed. No chattels of any value left.
12/9/44."

Note: No acknowledgement of any chattels
left in house from R. Struck on his taking
over Mrs. SHINDE's property.

Custodian's agent, J.B. Mather, inventory of
July 7, 1942 -----

1 table 6 chairs
1 cupboard 1 chest drawers
sundry kitchen utensils
hbc sundry lot of small stuff

Inventory taken Nov. 13, 1944 by Custodian
after sale of property -----

Left as junk:

1 hand made table
2 old chairs

Removed to auction by Custodian

1 meat cooler
1 small cupboard
1 baby buggy
2 sledges

"These items are not there. Attic must have
been ransacked. E.S.H." Oct. 24, 1944

1 chest of drawers
sundry lot of small stuff
sundry kitchen utensils
1 gramophone, upright
sundry parcels in attic
cross-cut saw
some rope
rake
hoe
spade

Memo from Mr. Harris to Mr. Mackedie,
Feb. 15, 1945: -----

"I have seen Mr. Urquhart who states positively
that when this house was rented to French,
Mrs. SHINDE was present and assured them both
that the chattels were of no value."

Auctioned goods by Custodian, Nov. 24, 1944

1 sledge
1 axe
small cabinet
baby go-cart
screen cabinet

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

George Peters per *Joe* -----
George Peters, Administration Dept.

Registration Number 64913

SHINDE, Take (Mrs. Takejiro)

151 E. Cordova St., Vancouver, B. C.

10250
OFFICE OF THE CUSTODIAN
JAPANESE SECTION
RECEIVED
JUL 9 1942

LOCATION AND NATURE OF PROPERTY

Description of property is correct as per Form "JP".

OWNERSHIP

I was unable to examine the title, as Mrs. Shinde has been evacuated for some time. I am informed, however, that she is the owner of the property.

LAND AND BUILDINGS

This is a small 3 room frame, shingle roof cottage, situated at 29 Chatham Street, which is not in good condition. There is outside plumbing.

INSURANCE

There is no fire insurance on the property. The insurance rate on this is very high, as this house is one of a group, which are practically joined together. There is a small frame Woodshed on the property.

TAXES

The taxes are paid to December 31, 1941.

FINANCIAL POSITION

Claims to have no liabilities. Inventory of personal effects attached hereto.

REMARKS

Prior to evacuation, the above Mrs. Shinde gave a Power of Attorney to one W. A. Urquhart of Steveston, who is managing the property on her behalf.

The above building is rented to one Joseph French a bachelor, for the sum of \$5 per month, to include water rates, which I consider to be a fair rental.

RECOMMENDATION

I would recommend that the arrangement with Urquhart be permitted to continue, also that he be appointed Agent on behalf of the Custodian to manage the property.

July 7, 1942.

A. Marker

Registration Number 04913
SHINDE, Taka (Mrs. Takejiro)

INVENTORY

1 Table
6 Chairs
1 Cupboard
1 Chest Drawers
Sundry Kitchen Utensils
Sundry lot of small stuff

July 7, 1942.

Date....September 1st, 1944

REAL PROPERTY MEMORANDUM

File No. 10250

Name.....SHINDE, Taka (Mrs. Takejiro).....Registration No. 04913

Re: Catalogue No. 761

Address: 29 Chatham Street, Steveston. (Dwelling)

Legal Description: Lot 4, Blk. 17, Sec. 3, B 3 N,
R 7 W, Map 249.

TITLE AND ENCUMBRANCES.

✓ A. Certificate of Title No. 78466E. Whereabouts: Owner's possession
✓ Registered owner: Taka SHINDE Reg. No. 04913
✓ Property: Lot 4 of Block 17 of Section 3,
Block 3 North, Range 7 West,
Map 249, Municipality of Richmond
in the District of New Westminster.

✓ B. Charges.
Registered: None

✓ Vesting: 24719
✓ Unregistered: No evidence.

Taxes: \$12.32 net (1944 Paid) (Taxes a kind of mortgage)
Water: \$12.00 net (1944 Paid) - July 1 - Dec. 31/44.
Insurance: \$500.00 - London Guar. & Acc. Co. - Ex. July 30/45

Assessed Value: Land: \$270.00 Improvements: \$330.00

✓ Valuation by Appraiser: \$450.00

✓ Amount of Bid: \$450.00

Approved by Advisory Committee: August 31, 1944

✓ Paid as shown in attached letter: \$450.00 paid in full.

Name of transferee as attached letter: Harry Zacharuk,
8856 Selkirk St.,
Vancouver, B.C.

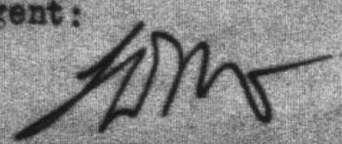
ADMINISTRATION.

Tenancy: Monthly tenure (state consideration & whether including or excluding furniture or equipment)

Rented to R. Struck, unfurnished (chattels in care of tenant) at \$5.00 per month including water. No Lease.

Leasehold: (State period, consideration & unusual clauses and whether including or excluding furniture or equipment)

Chattels: Particulars of those stored on the premises.
Some in care of tenant (see memo of Dec. 28/42)

Named Agent: 

Compiled by.....
G. D. Milson

A POWER OF ATTORNEY created the 7th day of July, in the year of our Lord One-thousand-nine-hundred and forty-two, by me TAKA SHINDE, widow, residing at the Town of Steveston, in the Province of British Columbia, (hereinafter called the Principal);

WHEREAS the said Principal, is the owner of an improved piece or parcel of land situate at or near the Town of Steveston, in the Municipality of Richmond, in the Province of British Columbia, and more particularly known and described as Lot Four (4), Block Seventeen (17), Section Three (3), Block Three (3), North Range Seven (7) West, Map 249 in the District of New Westminster;

AND WHEREAS the said Principal is about to leave the protected area of the Coast of British Columbia and reside for some time away therefrom and being desirous that her said land and premises should be properly attended to and managed during her absence has requested WILLIAM A URQUHART, of #109 Steveston Highway, in the Municipality of Richmond, in the Province of British Columbia, (hereinafter called the Agent) to take upon himself the care and charge thereof on her behalf during her absence which the Agent has consented to do.

NOW THIS DEED WITNESSETH: That the Principal constitutes and appoints the Agent to be her agent, steward and lawful attorney of and for and concerning the land and premises above described and on behalf of and in the name of the Principal to take charge of, oversee, rent and manage the same during the absence of the Principal and for the purposes aforesaid the Principal empowers and authorizes the Agent in her name and on her behalf to do the following acts, deeds and things or any of them, that is to say:

(a) To enter the said land and premises when and as often as he shall think fit to view the state of repair and cause all necessary or proper repairs to the building, plumbing, etc., to be made;

(b) To demise and let for such period as he shall think fit the said land and premises at such rent as he in his discretion

RAY

may think proper and also to sign, seal, execute and deliver leases and agreements for the purpose aforesaid and also to sign and give lawful notices to quit to any tenant thereof;

(c) To sign and give notices to any tenant thereof to make good any damages caused to the property by such tenant;

(d) To demand and recover from tenant or tenants rent in respect of said land and premises and on non-payment of any such rent to enter and distrain for the same and the distress and distresses there found to detain and keep or otherwise deal with according to law and on receipt of any rent to sign and deliver proper and effectual receipt or other discharge or acknowledgment for the same; to take and use all lawful means for recovering rents and for ejecting all tenants and occupants thereof who are in default, and for determining the tenancy or occupancy thereof;

(e) Out of the rent moneys to pay all taxes, rates, water rates, charges, expenses and other outgoings whatsoever to be from time to time payable by or chargeable upon the Principal for or on account of the said land and premises and to insure the same against fire if after paying the above outgoings from the rent moneys, sufficient sum is left to pay the insurance premium;

(f) In general for the purpose of the said taking charge and management to perform every other act whatsoever in or about the said land and premises of the Principal as amply and effectually to all intents and purposes as the Principal could do or have done in her own proper person if this deed had not been made.

AND the Principal hereby ratifies and confirms and agrees at all times to ratify and confirm whatever the Agent shall lawfully do or cause to be done in and about the premises aforesaid by virtue

hereof

hereof and to indemnify and save harmless the Agent from and against the same.

IN WITNESS WHEREOF the said Principal has hereunto set her hand and seal on the day and year first above written.

SIGNED, SEALED and DELIVERED

In the Presence of:

Kamejiri Matsuba
151 Cordova St East
Vancouver, B.C.
Merchant

Taka Shinde

LAND REGISTRY ACT
(Section 56 (a).)

AFFIDAVIT OF WITNESS

Province of British Columbia,

TO-WIT:

1. Kamejiri Matsuba of # 151 Cordova East
Vancouver in the Province of British Columbia,
make oath and say:-

1. I was personally present and did see the within instrument duly signed and executed by TAKA SHINDE, the party thereto, for the purposes named therein.

2. The said instrument was executed at the City of Vancouver, in the Province of British Columbia.

3. I know the said party, and that she is of the full age of twenty-one years.

4. I am the subscribing witness to the said instrument and am of the full age of sixteen years.

SWORN before me at the City
of Vancouver, British Columbia,
this 7th day of July, A.D., 1942.

A NOTARY PUBLIC in and for the
Province of British Columbia.

Kamejiri Matsuba

DATED July 1st, A.D., 1963.

TAZA SHIBU

- 70 -

WILLIAM A. BRIDGEMAN

POWER OF ATTORNEY

A. H. YOUNG
BARRISTER & SOLICITOR
1009 Dominion Bank Bldg.
VANCOUVER - B. C.

File No. 10250.
Catalogue No. 761.

January 4th, 1945.

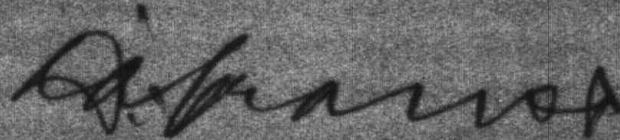
MEMORANDUM

TO: Mr. George Peters
FROM: Mr. D. A. Gramer

Taka SHINDE
Mun. of Richmond
Lot 4, Blk. 17 of Sec. 3,
Blk. 3 N., Range 7 W., Map
249. D. N. W.

With reference to the above property which was recorded in the New Westminster Land Registry Office, dated November 10th, 1944, we attach herewith the following documents in connection therewith.

1. Copy of application number 180038-E, dated November 10th, 1944, registering the property in the name of the Custodian (Transmission).
2. Copy of application number 180039-E, dated November 10th, 1944, registering the property in the name of Harry Zacharuk (Deed).
3. Duplicate of Transmission dated October 21st, 1944.
4. Duplicate of Deed dated October 21st, 1944 - Secretary of State to Harry Zacharuk.
5. Certificate of Indefeasible Title number 180039-E, dated December 20th, 1944, covering the above property in the name of Harry Zacharuk.



DAC:JS
Atch.

File No. 10250.
Catalogue No. 761.

October 13th, 1944.

MEMORANDUM

TO: Mr. E. W. Wright

FROM: Mr. D. A. Cramer

Taka SHINDS - Reg.No.04913
Hun. of Richmond
Lot 4 of Blk. 17 of Sec. 3,
Blk. 3 N., Range 7 W., Map
249, D.W.W. Certificate of
Vesting No. 24719.

We enclose herewith the following documents in connection
with the sale of the above described property.

1. Original Certificate of Encumbrance.
2. Transmission in duplicate.
3. Deed in duplicate..... HARRY ZACHARUK.
4. Copy of letter showing to whom sold and price paid
for the property.
5. Memorandum from the Administration Department con-
firming valuation, and approval of Advisory Committee.
6. Real Property Memorandum from Administration Depart-
ment.

Certificate of Indefeasible Title No. 78466-E, is in the
Owner's possession.

D. A. Cramer

DAC:JB
Encls.

J. W. FAIRHALL

Notary Public

REAL ESTATE - INSURANCE - CONVEYANCING
LOANS - RENTALS

Rec'd	AUG 30 1944
File No.	10270
Ans.	✓
Referred	Hawsep

1318 Southwest Marine Drive
VANCOUVER, B. C.

Aug. 29, 1944.

Office of the Custodian,
506 Royal Bank Bldg.,
Vancouver, B. C.

Dear Sirs: Re Catalogue No. 761, 29 Chatham
 Street, Steveston, B. C.

Enclosed please find cheque
for \$45.00 being deposit on an offer to purchase
the above property for the sum of \$450.00 all
cash. This offer is made on behalf of Harry
Zacharuk, labourer, of 8856 Selkirk St., Van-
couver, B. C. He is a British Subject.

Kindly advise us of the dec-
ision of the Committee as soon as possible.

Yours faithfully,

J. W. FAIRHALL

per 

Enc. 1.

SEP 1 1944
115-00
83.

Rec'd	1-5-44
File No.	10250
Ans.	any.
Referred	

146

Stenesen

2709 prairie

(761)

Custodian of enemy property
Vancouver

Dear Sirs

Re Catalogue # 761

I wish to offer 300⁰⁰
on the property 29 Chisham
at Stenesen of which I am tenant
I enclose my cheque for 30⁰⁰
being 10%.

A. Stenesen

10230

September 12, 1944.

J. McFarland, Esq.,
1120 Westmoreland Street, West,
Vancouver, B. C.

Dear Sir:

Re: Challenge No. 761
25 Graham Street
Vancouver, B. C.

Your letter of August 29th, enclosing cheque for \$45.00 and offer to purchase the above property for the sum of \$450.00 has been received and considered.

This is to advise you that we are prepared to recommend the acceptance of this offer. Will you please forward to us a certified cheque for the balance of the purchase price, namely, \$405.00.

Kindly confirm that you wish this property to be registered in the name of Harry Edmunds, labourer, of 6850 Belmont Street, Vancouver, B. C., and that he is a British subject.

The necessary documents will then be prepared and forwarded to the Secretary of State at Ottawa, and if our recommendation is acted upon, the documents will be signed and returned.

After the documents have been registered a statement of adjustments of taxes, etc. will be prepared, including registration fees, and forwarded to you.

The tenant will then be advised that the property has been sold, subject to the existing tenancy, and the owner will then be in a position to assume control of this property.

Yours truly,

F. G. Shaver,
Director.

GP:10

Catalogue No. 761
File No. 10250
29 Chatham Street, Richmond
4/17/3/B35/RTT/249

January 17, 1945.

HARRY ZACHARUK
(purchaser)

In account with The Custodian of Enemy Property

STATEMENT OF ADJUSTMENTS

(As at September 18, 1944)

	DEBIT	CREDIT
Purchase price		
Cheques received	\$450.00	
<u>Amount of rent collected</u>		\$450.00
September 18th to September 30th - $12/30 \times \$4.75$		1.90
October 1st to October 31st)		
November 1st to November 30th)		
December 1st to December 31st) $3 \times \$4.75$		14.25
Registration fees on deed - \$450.00	4.90	
Insurance premium - $28.8\% \times \$17.40$	5.01	
Water paid to Dec. 31/44 - $104/184 \times \$12.00$	6.78	
Purchaser's pro. portion of 1944 taxes - $104/365 \times \$12.32$	3.51	
Balance owing by purchaser		4.05
	<u>\$470.20</u>	<u>\$470.20</u>

BALANCE OWING BY PURCHASER

\$4.05

Catalogue No. 761
File No. 10250
29 Chatham Street
Richmond, B. C.
4/17/3/B3M/R7W/249

Receipt of Certificate of Title No. 180039-E is by me hereby acknowledged and I agree that all adjustments and incidents connected with the sale to me of property covered by the said certificate have been settled.
Receipt is also acknowledged of London Guarantee & Accident Company Ltd. policy No. 561350 which has been assigned to me.

Dated at Vancouver, B. C., this 27th day of January 1945.

H. Zacher

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

Dear Sirs:-

Re: 29 Chatham St. Richmond

I understand that any Japanese effects and furniture on the premises are not included in the sale. These will be removed by the Custodian as soon as possible but in cases where the furniture is included in the lease to the present tenant it cannot, of course, be removed until he is ready to vacate the premises. I undertake to give the Custodian at least two weeks notice of the date on which the tenant is vacating the premises and to allow the Custodian access to the premises in order to remove the furniture at a reasonable and convenient time following the termination of the lease.

Yours faithfully,

H. Zachary Signed

10250

February 8, 1945

Mrs. Take SHINDE,
Reg. No. 04913,
Lemon Creek,
Slocan, B. C.

Dear Madam:

Re: Catalogue No. 761
29 Chatham St., Steveston.
Lot 4, Blk. 17 of Sec. 3

Please be informed that the above property has been sold as of September 18, 1944 for the sum of \$450.00. An independent appraisal of this property has been obtained and the sale approved by the Advisory Committee.

Rents, less expenses, up to the mentioned date, have been credited to your account and adjustments of un-earned taxes and any insurance premiums have also been credited to you.

The net result of this sale appears on an attached statement, and the proceeds have been credited to your account. We are also enclosing a general statement of your account up to date which includes the net figure to which reference has already been made.

Yours truly,

G. D. Wilson
Administration Department

GDM/GH

Enc.

c.c. B. C. Security Commission.

STATEMENT RE SALE OF:

Catalogue No: 761

Street Address: Steveston, B.C.

Legal Description: 4/17/3/B3M/RTW/249

Name: SHINDE, Taka

File No: 10250

Reg. 04913

Sept. 18/44

Date of Sale and Adjustments

Sale Price \$ 450.00

Real Estate Agent's Commission \$ 45.00

Charge for Valuation 7.50

Charge for Advertising 4.00

Land Registry Office Transmission Fee 2.50

Encumbrances:

~~Unpaid mortgage~~

~~Mortgages~~

~~Interest on taxes~~

~~Other charges~~

Adjustments:

Fire Insurance 5.01

Taxes 3.51

Water 6.78

59.00 \$ 165.30

Net Proceeds credited to your account 406.30

February 8th, 1945.

Date:

Mr. George Peters,

Compiled by:

File No. 10250
Reg. No. 06913

Tax Return

<u>Date</u>	<u>Particulars</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
1942 September 22	Water rates	\$ 12.00		
November 11	Taxes	10.87		
November 16	Land Registry Office - Certificate of Encumbrance	1.00		
December 12	Rents collected - 6 months @ \$5.00 Commission	1.50	30.00	
1943 February 24	Fire Insurance premium	17.40		
September 23	Tyler rates	24.00		
November 3	Taxes	10.87		
December 11	Rents collected - 12 months @ \$5.00 Commission	3.00	60.00	
1944 September 6	Tyler rates 1944 Taxes Rents collected - 6 months @ \$5.00 Commission	24.00 12.32 2.00	40.00	
September 16	Balance rents to date (net)		2.85	
	Credit re Sale of Property		406.30	
1945 January 30	Proceeds Auction Sale		3.22	
		<u>\$ 116.96</u>	<u>\$ 542.37</u>	

CR \$ 425.41

MEMORANDUM

FILE NO. 10250

February 5th, 1945.

TO: Mr. G. H. Harris

FROM: Mr. R. B. Mackenzie

RE: Mrs. Taka SHINDE
29 Chatham St., Steveston.

Enclosed is a copy of a memo from Mr. Wilson to Mr. Green.

The Administration Department is not satisfied with your reply to my memo to you of October 24, 1944.

First you might try and contact Mr. French, who, on May 10th, 1943, signed a Form 14 acknowledging care of the chattels. You might also see Mr. Urquhart who had the renting of this house. He should know the length of time which elapsed between the time Mr. French vacated the premises and Mr. Struck moved in. At that time Mr. Urquhart should have had Struck sign for the effects which French had signed for previously. He might also know if the house had been ransacked between the time French vacated and Struck moved in.

REM:LM

Enclosure

File No. 10250

MEMORANDUM

To: Mr. Green *L. J. Mackenzie*

February 1, 1945

From: Mr. Nilson

Re: Catalogue No. 761
29 Chatham St., Steveston.
SHINDE, Taka.

I would refer you to Mr. Mackenzie's memo of October 21, 1944 to file and his memo of October 24, 1944 to Mr. Harris, and also to Mr. Harris' reply to Mr. Mackenzie under date of November 22.

It appears that the chattels in this house were leased to Mr. French who signed for the articles but when the new tenant went in by the name of Struck, no receipt was obtained from him. When the place was sold we asked the Protection Department to take delivery of the chattels and under date of November 13th Mr. Harris comes back and says that they are not there. This does not appear to be good enough.

Mr. Harris should be instructed to make a claim upon Mr. French, whose receipt we hold for these articles.

GDM/GH

RAT *Mr. French left August '43*
apparently no receipt was made of
the inventory. Can anything be done now?
Struck apparently still tenant. Mr. Harris
reports 12/1/44 "the house has been requisitioned"

File No. 10000

November 22, 1944

To: Mr. Nichols

From: Mr. Davis

Re: SHIRAZ, John (Mrs. Takajiro)
CHATTILA

Chattila have been removed from 29 Chatham Street to our auction
room, located on Chatham 11st St, Nov 13/44.

1 large side table, 4 chairs were abandoned as valueless.

The following were not there:

1 chest of drawers	Sundry parcels in attic
Sundry kitchen utensils	crusset and
Sundry lot of small stuff	some rope
1 grand piano (upright)	rake, hoe & spade

NAME SHINDE, Taka (Mrs. Takejiro)

REGISTRATION NO. 04913

FILE NO. 10250

The following chattels were sold by public
auction at Stevenson, D. C. on November 24, 1944.

✓ 1 Sledge, 1 axe	\$ 1.00
✓ Baby go-cart	0.50
✓ Small cabinet	0.55
✓ Screen cabinet	2.25

Total	(Auctioneer's Fee) \$ 0.43
Less Expenses:	(Advertising) 0.23
	(Moving) 0.42

Net Proceeds Credited:

\$ 4.30
\$ 1.08
\$ 3.22

Members of Custodian Staff Present.

Mr. Harris

Extracted from Auctioneering List No.

Stevenson 25.

Remarks.

MEMORANDUM

File No. 10250

October 21st, 1944

To: The File

From: Mr. Mackedia

Re: SHINDE, Taka (Mrs. Takejiro)
CHATELS

The above owned a small house at 29 Chatham Street, which was leased to Mr. Joe French who on May 10/43 acknowledged care of chattels declared and confirmed by J.D. Mathers July 7/42. Mr. French when acknowledging the chattel inventory sent him December 8/42 added a few items not declared but left in the house.

As the property is in course of sale, and as there is a new tenant Mr. R. Struck, Mr. Harris was instructed on September 8/44 to remove all chattels to our auction rooms.

REM:LM

R.B.M.

MEMORANDUM

File No. 10250

September 8th, 1944

TO: Mr. G. M. Harris

FROM: Mr. R. B. Mackenzie

Re: SHINDE, Taka (Mrs. Takejiro)

The above owned the house at 29 Chatham St. This property has now been sold so it will be necessary to remove the chattels to our auction room.

On May 10th, 1943, Mr. Joe French, a former tenant, signed a form 14, of which you no doubt have a copy on your file.

The present tenant, Mr. R. Struck has not acknowledged the list of chattels signed by Mr. French but as they were not leased with the house, they can be moved at your convenience, especially as Mr. Struck is not the purchaser of the property.

RBM/MEG

*See 60-
No chattels left
and 12/9/44 see form 4
R.B.M.*

C
O
P
Y

MEMORANDUM

December 28, 1942.

File No. 10250

To: Mr. C. C. Robinson

From: R. B. Mackenzie.

Re: Mrs. Takejiro (Taka) SHINDE
Registration No. 04913

The above has declared the following effects
left in the house at 29 Gatham Street, Steveston, pre-
sently rented to Mr. Joe French:

- ✓ 1 table
- ✓ 6 chairs
- ✓ 1 cupboard
- ✓ 1 chest-of-drawers
- ✓ Sundry kitchen utensils
- ✓ Sundry lot of small stuff
- ✓ *Gramophone upright*

Will you please verify that these chattels are
in the house by getting Mr. French to sign the form No. 14
which we enclose for the purpose.

RBM:NDE

Enc.'s.

Sundry Parcels in attic
Crosscut saw
Some Rope
Rake Hoe & Spade

Joseph French

May 10/43

10450 / 04913

DOMINION OF CANADA
DEPARTMENT OF FINANCE

Nº 223

Issued at Lemon Creek, B.C.

Date May 15th, 1946

The Government of Canada acknowledges that SHINJI, Take
has surrendered property situated in Canada as described herein and agrees to remit the yen equivalent of the net proceeds
of such property immediately, or upon liquidation if such action is required, to Japan under arrangements made with,
and approved by, the United States Government and the Military Authorities in Japan; Provided that from the proceeds
of such property there shall be retained such amounts as are required to repay advances made by the Government of Ca-
nada by way of Repatriation Grant.

NOT NEGOTIABLE

Fort. Camp. Board Cheque \$2455.83

R. Deane
for Comptroller of the Treasury

10250

DEPOSIT FORM

add 2

G-657-A

Reg. No. 04913 Name: SHINDE To Ko
 (please print) Surname Given Name

Cheques (must be certified)		Cash	Dollars Cents
List Bank Name and Branch	Amount	X 1	
Can. Bank of Commerce, Vancouver, B. C.	1455.83 ✓	X 2	
	✓	X 5	
		X 10	
		X 20	
		X 50	
		X 100	
		Total Bills	
		Silver	
		Copper	
		Total Cheques	1455.83
Total Cheques	1455.83	Total Amount	1455.83
		Teller's Initials	<i>[Signature]</i>

Herewith monies as shown above.

I wish to take all of these funds with me to Japan, plus \$ NIL
 now on deposit with the Custodian. Yes _____ No _____

I wish to take with me only the amount of the Government Guarantee
 Yes _____ No _____

Date: May 15, 1946

T. Shinde
 Signature

OR

I have no money to turn in.

Date: _____, 1946

 Signature

C.T. JAP.2 - WORKSHEET

G-673

The following has been turned in by SHINDE TAKA Reg. No. 04913 . . .
for which C.T. Jap.2 is to be issued. C.T. Jap.2 issued . . . 2773

Available for immediate
transfer on C.T. Jap. 1

To be Negotiated
by Custodian

East Camp. Grand Dispute. 145583
Jap 2 Que 213

Jap 1 Que. 627-145583

10250/04913
1368
RECEIVED
JAN 4 1946

DOMINION OF CANADA
DEPARTMENT OF FINANCE

No. 651

Issued at **Vancouver, B.C.**

Date **June 15th, 1946**

The Government of Canada acknowledges that **RETIRED - \$13.00**
has surrendered property situated in Canada as described herein and agrees to remit the yen equivalent of the net proceeds
of such property immediately, or upon liquidation if such action is required, to Japan under arrangements made with,
and approved by, the United States Government and the Military Authorities in Japan; Provided that from the proceeds
of such property there shall be retained such amounts as are required to repay advances made by the Government of Ca-
nada by way of Repatriation Grant.

Cash

\$13.00

NOT NEGOTIABLE

[Signature]
for Comptroller of the Treasury

C.T. JAP.2 - WORKSHEET

G-673

The following has been turned in by SHINDO. TAKA. Reg. No. 24913
for which C.T. Jap.2 is to be issued. C.T. Jap.2 issued 671

Available for immediate
transfer on C.T. Jap. 1

To be Negotiated
by Custodian

bank

13.00

6082

for 13.00

6081

for 1361 for 1468

#677

6081. Rev. Brown & Associates

711 Stock Exchange Bldg.,
475 Howe Street,
Vancouver, B. C.,
Oct. 21/46

Custodian of Enemy Property,
Royal Bank Building,
Vancouver, B. C.

TREASURY DEPT. CLAIM \$ *NIL*

Dear Sir:

Re: SHINDE, Taka ¹⁰⁵⁶⁰ #04913

Please note that the above Japanese has been repatriated to Japan. The following is the status of his account with this Department, covering the repatriation transactions:

Money turned in - - - - - \$ 1468.83

Draft Issued- - - - - \$ 1468.83

It will be noted, therefore, that this party is not indebted to this Department in this connection. However, should any further monies come into your hands on this account it should be turned over to this office for transmission to the Japanese in question.

Yours truly,

F. G. Coburn
F. G. COBURN,
Supervising Treasury Officer.

FOG/EJ.