

<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 Total	Sale Price	Total Award 125% of all Sale Prices: % of Total	Amount	
					555		328.40			328.40
<u>PERSONAL PROPERTY</u>										Total
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 & Recorded Now Missing	45% of amount in next preceding column			
<u>NETS</u>										Total
Total award for Nets plus Sale Price		Total Claim for Nets Sold, Declared Not Found and Recorded Now Missing		Percentage Total Award to Total Claim		Claim for Nets Sold Declared Not Found, & Recorded Now Missing		Apply % ratio to Claim	Deduct Custodian Sale Price	
<u>MISCELLANEOUS CHATTELS</u>										Total
Claim for goods Sold By Auction	Sale Price of Goods Sold By Auction	Rebates of charges 30% of Sale Price	Ratio in % of Sale Price to Claim	Claim for goods Declared Not Found, Recorded Now Missing, & Sold Not Paid	Applica-tion of % ratio to amount in next preceding column	Sale Price of goods Sold by Tender	12% of Sale Price			
			46%	127.20		58.51				
TOTAL RECOMMENDATION										386.91

CASE NO: 503.

JAPANESE PROPERTY CLAIMS COMMISSION

Lethbridge, Alberta,

April 2nd, 1948.

IN THE MATTER OF THE CLAIM OF

MASAJIRO TAKAHASHI.

PROCEEDINGS AT HEARING.

Original.

IN THE MATTER OF THE "INQUIRIES ACT"
PART 1, REVISED STATUTES OF CANADA 1927, CHAPTER 99.

JAPANESE PROPERTY CLAIMS COMMISSION

B E F O R E

(THE HONOURABLE MR. JUSTICE H.I. BIRD, COMMISSIONER).

10

Lethbridge, Alberta,
 April 2nd, 1948.

IN THE MATTER OF THE CLAIM OF
MASAJIRO TAKAHASHI.

PROCEEDINGS AT HEARING.

20 APPEARANCES:

J.W.G. HUNTER, Esq., appearing for the
 Dominion Government.

W.E. HUCKVALE, Esq., appearing for the
 Claimant.

A. WATSON, Esq., Secretary.
 D.J. HANDFORD, Esq., Official Interpreter.
 S.R. HOWARD, Esq., Official Reporter.

30

M. Takahashi,
In Chief.
Discussion.

MR. HUCKVALE: The next case, sir, is Masajiro Takahashi.

THE SECRETARY: This is Case No. 503, Masajiro Takahashi.

MASAJIRO TAKAHASHI, the claimant herein,
being first duly sworn, testified
through the Interpreter as follows:

DIRECT EXAMINATION BY MR. HUCKVALE:

10 Q Mr. Takahashi, you are submitting a claim respecting
Block 5, Section 33, North Range 2 West, Map 489,
District of South Westminster. Incidentally, this
is a claim for a crop and the chattel is being
abandoned, sir.

A Yes.

Q And in connection with that real property you
instructed me to prepare this form (indicating)?

A Yes.

Q And have you signed it? A: Yes.

Q And has it been read over to you?

A Yes.

20 Q And are those particulars contained in it true and
correct to the best of your knowledge and belief?

A Yes.

MR. HUCKVALE: I tender that as Exhibit 1, my lord.

(STATEMENT MARKED EXHIBIT NO. 1).

MR. HUCKVALE: Would my friend produce his appraisal
at this time, sir?

(APPRAISAL MARKED EXHIBIT NO. 2).

30 MR. HUCKVALE: Q: In your real estate form, Mr. Takahashi,
you show a barn that you state was unfinished.
Can you tell us what state of erection it was in,
how close it was to being finished?

M. Takahashi,
In Chief.

A It was about three-quarters finished.

MR. HUCKVALE: I merely point that out, my lord, because the appraiser forgets to mention it in his list of buildings.

Q Now did you sell your crop, Mr. Takahashi, through the Surrey Berry Growers Co-Operative Association?

A Yes.

Q And does this book contain, so far as you are aware, the record of your crop sold during 1941 through that Association? A: Yes.

10

Q And from this book did you get the statement that you have made in your forms as to your crop during 1941? A: Yes.

Q Now how much family help did you have on your farm, that is up to 1942, of course?

A There were five of us, my wife, myself and three children.

Q That is three children old enough to help, I take it?

A Three children were going to school.

20 THE COMMISSIONER: Then the family has shrunk.

MR. HUCKVALE: Q: How many children did you have altogether? A: 7 children altogether.

Q All right, will you tell us when the oldest one was born, the year of birth of the eldest child? Or how old is the oldest child now?

A He is 25 now.

Q How old is the youngest now?

A Sixteen.

Q The youngest is sixteen now?

30

A Yes.

M. Takahashi,
In Chief.

Q Now in 1942 how many children were going to school?

A Three were going to school in 1942, excuse me, 4.

Q Four were going to school?

A Yes, four were going to school in 1942.

Q What about the other three? Were they helping you?

Four were going to school and what were the other three doing?

A: The other three assisted me on the farm.

Q Now what condition were your plants in at the date you were evacuated?

10

A I think they were not at all in bad condition.

Q Did you make any lease of your property before you left?

A: No, I didn't.

Q Or did you sell the crop to anybody?

A No.

MR. HUCKVALE: Now there is just the question of the assessment, sir, which I have. The land is \$600.00, the improvements \$325.00, a total of \$925.00.

THE COMMISSIONER: In 1942?

20 MR. HUCKVALE: I think I am correct in that, sir.

MR. HUNTER: \$600.00 and \$325.00, my lord, is right.

MR. HUCKVALE: Q: Now, Mr. Takahashi, you also claim for some chattels, do you not?

A Yes.

Q And did you instruct me to prepare this form?

A Yes.

Q And that is your signature?

A Yes.

Q And is it true and correct according to your best knowledge and belief?

30

A: Yes.

M. Takahashi,
In Chief.

Discussion.

Q It is? A: Yes.

MR. HUCKVALE: I will tender that, sir.

(STATEMENT MARKED EXHIBIT NO. 3).

MR. HUCKVALE: Q: And, as I understand you, that is your whole chattel claim except for any items that may have been lost? A: Yes.

MR. HUCKVALE: Then perhaps my learned friend would file the analysis, sir.

(ANALYSIS MARKED EXHIBIT NO. 4).

10 MR. HUCKVALE: That is all the questions I have, sir.

MR. HUNTER: It is submitted, my lord, that the real property sold for its fair market value. It is submitted that the personal property sold was sold for its fair market value. It is submitted that the prices claimed for property not sold by the Custodian are exorbitant. The real property was sold to the V.L.A. for \$555.00, my lord.

20 As I understand it, my lord, the only items claimed for are those shown on Exhibit 3, is that correct?

MR. HUCKVALE: On the personal chattel form except those left, those are the only ones we are claiming, and I do list three or four small items.

MR. HUNTER: You mean the ones shown in the analysis as having been lost?

MR. HUCKVALE: That is right.

MR. HUNTER: I just want to get it straight, that is all.

30 Now, my lord, if you will refer to Exhibit 3, you will see that the spray pump claimed for there and the blocks have already been dealt with in

M. Takahashi,
Cross-Exam.

the analysis where it says "wire, rope and blocks"
on the second list there sold for \$5.00.

THE COMMISSIONER: Yes.

MR. HUNTER: And two sprayers, \$2.50. I have been able
to check on these claims and the jam crates, my
lord, referring again to Exhibit 3, they were
abandoned, similarly the hollocks.

THE COMMISSIONER: What is a hollock?

MR. HUNTER: I am not expert myself, my lord. I haven't
10 the faintest idea.

THE COMMISSIONER: In any case they were abandoned?

MR. HUNTER: Yes, perhaps we had better find out what it is.

CROSS-EXAMINATION BY MR. HUNTER:

Q What is a hollock, witness?

A Those are the small strawberry boxes which are
placed in the larger strawberry trays.

Q And what is a jam crate exactly? Is it a crate to
hold berries which will be made into jam or just
20 what is it? A: The larger box is

the crate that the small hollocks are placed into.

Q And they are called a jam crate because they contain
berries that will be made into jam?

A Yes, I thought I

Q I thought I might as well clear this up. We have
been hearing a lot about them.

A Yes, it is the strawberries intended for jam-making.

MR. HUNTER: Now the third item there, my lord, the
fertilizer, was declared but not found. No, wait
30 a minute. This thing is rather difficult. I have

M. Takahashi,
Cross-Exam.

mis-read what I have put in here. The jam crates, 300 used, were abandoned. The jam crates, 100 new, were abandoned. And then we come to the hollocks-- I am sorry, I have mis-read this. What I have here is declared but not found.

THE COMMISSIONER: Yes.

MR. HUNTER: The fertilizer, 200 pounds, there is no record. Similarly with the bone meal, no record, and the "Go-West", no record.

10 THE COMMISSIONER: It apparently did go west.

MR. HUNTER: Q What is that, witness?

A It is a sort of insecticide.

MR. HUNTER: The spray pump, we have dealt with.

The table, I don't know what that is like.

MR. HUCKVALE: It is a cable.

MR. HUNTER: Oh, a cable. I couldn't picture a table, 145 feet long.

Q What was this cable, 145 feet long, witness?

How big was it, and what was it used for, and where was it left?

20

A 5/8ths of an inch in diameter.

Q A steel cable?

A: Yes,

used to pull stumps.

Q I see. Where did you leave it?

A That was left in the house.

MR. HUCKVALE: I think it is the first item in the inventory of December 4th, I guess.

THE COMMISSIONER: It looks like it.

MR. HUCKVALE: You have a memo there, Mr. Hunter. I

30

think it is meant to be "wire, rope and blocks".

M. Takahashi,
 Cross-Exam.
 Re-Direct Exam.

THE COMMISSIONER: I think that is it. Anyway, it was sold for \$5.00.

MR. HUNTER: That might be it, there was no comma between wire and rope.

Q How old was the cable?

A It was old when I bought it.

Q And when did you buy it? A: In '39.

THE COMMISSIONER: Q: I suppose that was a discarded logging cable bought second-hand?

10 A That is right, my lord.

MR. HUNTER: Q: What is that a photograph of, witness? (indicating). A: That is my house.

MR. HUNTER: This was, as shown on the paper to which it is attached, my lord, taken in May, 1943.

(PHOTOGRAPH MARKED EXHIBIT NO. 5).

MR. HUNTER: I think the analysis is self-explanatory, my lord. Practically everything was sold and there are a few items missing. They are very small items, most of them.

20 THE COMMISSIONER: Very good. Anything further, Mr. Huckvale?

MR. HUCKVALE: Yes, just on the question of the jam crates and the hollocks. The record has been changed since I received it. I didn't know they were abandoned. In my analysis nothing whatever shows in the abandoned column.

MR. HUNTER: I haven't added this because those items were not in the original column or in the original claim, I mean.

30 MR. HUCKVALE: Yes, they were.

M. Takahashi,
Discussion.

MR. HUNTER: Were they?

MR. HUCKVALE: Jam crates and hollocks on the left hand column of your claim as shown apparently in his J.P. form. All I wanted to ask him about was about their condition.

THE COMMISSIONER: All right, proceed, Mr. Huckvale.

MR. HUCKVALE: These jam crates and hollocks -- oh, I beg your pardon, it is just the crates now; the hollocks are apparently abandoned or apparently declared but not found.

10

Q The jam crates, Mr. Takahashi, what condition were they in at the date of your evacuation?

A There was nothing wrong with them.

Q That is all, thank you.

THE COMMISSIONER: Can that be taken as being with faint praise.

MR. HUCKVALE: I take it they were serviceable, sir.

THE COMMISSIONER: All right, thank you, Takahashi.

(Witness aside)

20 MR. HUCKVALE: I take it you don't want the entries from this Co-Op book into the record, in any event, my lord?

THE COMMISSIONER: I think not.

MR. HUNTER: My lord, I think the entries in that book need a great deal of explaining. There are no dates at all, it is just months.

MR. HUCKVALE: The witness said it is the 1941 crop.

THE COMMISSIONER: We have got some information from the records from the point of view showing what the gross income was.

30

M. Takahashi,
Discussion.

MR. HUCKVALE: Yes, what the farm would produce.

THE COMMISSIONER: It is helpful from that point of view.

MR. HUNTER: I just would like to point out that for him to extract something from that book, unless you know how that book is made up, and I am sure he doesn't, that there should be somebody who can say what these items do mean, because there is nothing in there to tell you what it is.

10 THE COMMISSIONER: It will be open to you to argue that later, Mr. Hunter. All I am concerned with is what is the fair market value of the property, and one can perhaps get some slight assistance from that type of evidence.

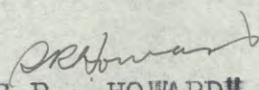
MR. HUCKVALE: My argument is along the same line, sir, that if my property produces well that it has a higher market value than if it doesn't.

THE COMMISSIONER: Very well.

(PROCEEDINGS ADJOURNED SINE DIE)

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


"S.R. HOWARD"
Official Reporter.

30

base 503, 3914

NOV 22 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.

ACKNOWLEDGED

[Signature]

[Signature]

48

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

- (1) NAME Masajiro Takahashi (RCMP) Reg. No. I2485
(Print) Surname Given Name
- (2) Pre-Evacuation Address R.R. No. 4, Sandell Road, New Westminster, B.C.
- (3) Present Address Magrath, Alberta.
- (4) REAL ESTATE
 - (a) Street Address (if any) Surrey Municipality B.C.
City or Municipality, Province
 - (b) Legal description (lot number, block number, section number, etc.)
Block 5, Section 33, North Range 2 West, Map 489
District of South Westminister.
 - (c) Type of Real Property (cross out words which do not apply):
 - (i) ~~Farm~~
 - (ii) ~~Residence~~ Type of business _____
 - (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 - - - - - \$ _____
 - (ii) Buildings - - - - - \$ _____
 - (iii) If business, put value on business as going concern (including land and buildings, tenancies, chattels, fixtures, stock-in-trade, goodwill and accounts receivable) - - - - - \$ _____
 - (iv) Total value (if you cannot give separate values for lands and buildings just fill in total value) - - - - - \$ 3000.00
 - (v) Amount at which Custodian sold property and credited your account - - - \$ 550.00
 - (vi) 2450.00
 - (f) Loss (This figure is arrived at by deducting item (v) from item (iv) - - - \$ _____
- (5) PERSONAL PROPERTY
 - (a) Place or places at which property was left by the claimant at date of evacuation
On own Property
 - (b) Type of premises in which property left (e.g., house, warehouse, garage, shed, church basement, etc.)
In the House.
 - (c) How stored or packed at time of evacuation
As was.

(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")
 In the care of the custodian.

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

1.	Equipment and supplies	Estimated Value \$	300.00
2.	Crops	Estimated Value \$	3000.00
3.	Household appliances	Estimated Value \$	150.00
4.	Custodian? price on household appliance	Estimated Value \$	80.00
5.		Estimated Value \$	
6.		Estimated Value \$	
7.	abandoned crop claim	Estimated Value \$	
8.		Estimated Value \$	
9.	chattels	Estimated Value \$	
10.		Estimated Value \$	

TOTAL CLAIM FOR PROPERTY LOSS \$ 3370.00

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) - - - - - \$ 5820.00

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

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

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, Masajiro Takahashi of the Town of Magrath in the Province of Alberta.

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)
 of)
 Town)
 of)
 in the Magrath)
 Province of Alberta)
 this 18th day of 1947 November)
 A.D. 1947.)

Masajiro Takahashi
 A Commissioner &c.

N.B.— THIS FORM FULLY 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.

TAKAHASHI

M.

REAL ESTATE
(Farm Land)

12485

(Claimant's Name)

Reg. No.

LAND	Acres	Date of Purchase	From Whom	Cost Price	Cleared or Uncleared or cultivated at date of Purchase	Improvements at date of Purchase	Estimated value at Date of Sale
Uncleared 3 acres Cultivated not planted Cultivated and not in crop List Crops	10	1928	Kazuo Onotera	\$450.00	None cleared. All bush.	None	\$3370.00
Strawberries 4 $\frac{1}{2}$ acres							
Gooseberries $\frac{1}{4}$ "							
Blackcurrant $\frac{1}{4}$ "							
Fruit trees							
Total							

IMPROVEMENTS SINCE PURCHASE OTHER THAN BUILDINGS (e.g. cultivation, plants, trees or special equipment)

Description	When Made	Cost
Clearing	1929 - 41	\$250.00 per acre - \$1750.00
Drainage Ditches	1929 - 41	\$300.00

BUILDINGS	Type	Size	Finish	Date Built	Cost Material	Paid for Labour	Value of Own Labour	Allowance for Depreciation	Estimated Value
1 storey house		22 x 28	wood (unpainted)	1928	\$350.00		\$75.00		\$200.00
Barn		16 x 28	wood (unfinished)	1940	50.00		25.00		25.00
Well		22'	dug by applicant, top cribbed, good water supply						75.00

EXHIBIT No. 503-1

DATE 2 April 1948

FILED BY W.E. Huckvale

Comments re Appraiser's report not covered by above information:

The appraiser says land is poor and has not been well farmed. I point out that in 1941 land produced approximately \$2000. gross crop and refer to Surrey Berry CoOp. Association books Account #355. My expenses in producing crop were approximately \$600.00. When I first purchased land I had to obtain outside employment but from about 1935 on land supported myself and family (wife and 7 children) without outside employment. Appraiser states only 11 fruit trees. In 1939 I planted 12 trees and at time of evacuation had over 20 trees growing and producing. I was evacuated in April 1942. My strawberry crop should have been harvested in early June. I had a large crop in area and as good in yield as my 1941 crop. I therefore feel that my valuation of \$3370 for this land is fair.

Masajiro Takahashi

Signature

BC-570-P

Farm Appraisal Report

JL-545

File No.

Land Description Part. 9.354 ac. Sec. 33- Blk. 5.N. Range 2. (Surrey)

9.354

Containing 9.354 Acres

Owner's Name Mashjiro Takahashi. Post Office Address R.R.4 New Westminster.

Nearest Rail Point South Westminster B.C.E.R Distance 1 1/2 miles.

Market Town New Westminster Distance 3 miles.

Church (give denomination) St. Helens Angli can Distance 1 mile

Nearest School Simon Cunningham Distance 1 mile

State how property was identified: Map, and by enquiry

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

It is on a very poor road 1/2 mile off a gravel hifgway.

Is this district a good one? no.

Employment opportunity seasonal on the land, with possibilites of industrial employment in New Westminster.

predominating Nationality and religion: various.

Describe Fencing and its condition: nil Value \$.....

Water supply:..... Value \$.....

BUILDINGS ON FARM

3914

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE	12 x 28	frame	8	R'oid	15	blocks	poor	200.00
addition	10 x 28	frame	7	R'oid	15	blocks	poor	
BARN	X							
BARN	X							
BARN	X							
GRANARY	X							
	X							
	X							
	X							
	X							

a couple of cedar shake shelters, for wood shed and berry crates
have no real value

Total present day value \$ 200.00

Total Value Buildings add to farm \$ 200.00

Is dwelling habitable without repairs? Yes If not what is your approximate estimate of cost to make it habitable?

Describe the basement and chimneys: Metal chimneys, no basement.

No. rooms downstairs? 2 Upstairs? nil How finished wood

Are buildings painted? no Condition of paint N.A.

Distance from nearst bush fifty feet.

503-2
2 apr 1948
J.W.G. Hunter

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

ACRES	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB-SOIL	KIND AND QUALITY OF CROP	VALUE PER ACRE	TOTAL
5.45	undulating	6 to 8 in light sandy loam	sandy loam with gravel	4.00 strawberries 1.45 ac. grass weeds and fruit trees	\$ 50.00	272.50
Area which can be cultivated without cost other than for breaking.						
	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB-SOIL		VALUE PER ACRE	
Area which can be cultivated after a reasonable amount of clearing timber, stones, drainage, etc.						
	LEVEL, UNDULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB-SOIL	NATURE OF RECLAMATION NECESSARY	RECLAMATION COST PER ACRE	VALUE PER ACRE
3.904	rolling	as above	as above	thick bush and stumps	\$ 100.00 to \$ 250.00	\$ 20.00
Area Unsuitable for Cultivation.						
	CHARACTER OF LAND E. G. HILLY, SWAMPY, ROCKY.		NATURE OF TIMBER IF ANY AND WHETHER MARKETABLE		VALUE OF LAND PER ACRE	

Total value of Land \$ 550.50

Total added by buildings to value of farm \$ 200.00

Total fruit trees add to value of farm (for use in orchard districts only) \$ 15.00

Total value of farm \$ 565.50

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

Occupied for the past fifteen years, is in a poor state of cultivation.

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

Small fruits only

Noxious weeds: few.

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

Corporation of Surrey Taxes \$25.28

Date: July 15th 1942.
Place: New Westminster

I certify that the above report is based on a personal examination of the whole farm made on the 10 day of July 1942 19

Inspector's Signature

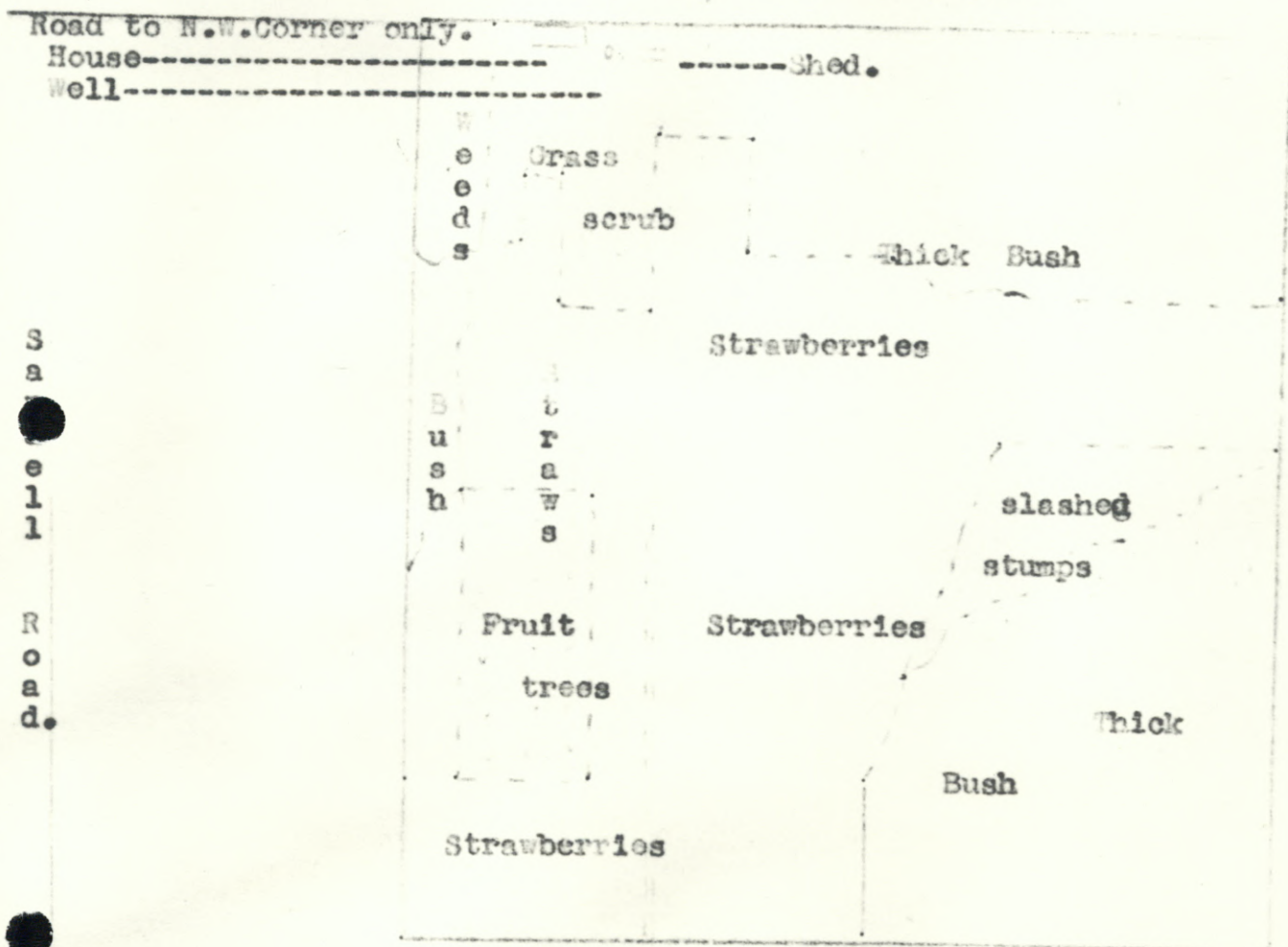
Note: (Use Form 43 (Sheet 2) in connection with this form.)

Diagram of Property

Part. 9.354 acres. Mashjiro Takahashi.
Part of Sec. 33-Blk. 5N. Range 2. Surrey

North of Townline Road on first road running east from Sandell Road.

2. Chains to 1 inch.



Town Line road.

Following careful review of this appraisal report, it is my opinion that the present value is \$ 550.00

Date 21st July 1942.

"I.T. BARNET"
District Superintendent.

(Claimant's Name)

Reg. No.

Description of Major Items (and particularly of goods lost, stolen or destroyed)	Approximate Date Purchase	New or Used When Purchased	Price Paid	Condition when Evacuated	Estimated value at Date of Evacuation
Jam crates 300 used <i>abandoned</i>		new	18¢ each	good	45.00
100 new <i>do</i>	1941	"	18¢ each	"	18.00
Jam Hollocks 2 cases <i>not found</i>	1939	"	2.50 per case	"	5.00
Fertilizer 200 lbs. <i>no record</i>	1941	"	2.00 per 100	"	4.00
Bonemeal 200 lbs. <i>do</i>	1941	"	2.60 " "	"	5.20
E-O meal <i>do</i> 75 lbs. <i>do.</i>	1941	"	7.50 " "	"	5.50
Spray pump <i>X</i>	1940	"	4.50	"	2.50
Cable 145 ft. 5/8" <i>X</i> <i>old logging cable</i>	1939	used	7.00	"	6.00
Blocks 3 <i>X</i>	1939	"	1 @ 3.50 2 @ 4.50	"	6.00
					<u>97.20</u>

x both with in analysis.

EXHIBIT No. 503-3
DATE 2 April 1948
FILED BY W. E. Hurlbale

Description of Storage of Goods:

These were all stored in the sheds.

General Statement as to Chattels not Described above:

I accepted the Custodian's price on other chattels except those lost, because it is difficult for me to itemize each parcel of goods. One inventory appears to have been taken 27th May 1942 and another (disclosing additional chattels) on 4th Dec. 43. The reason is not apparent from Claims analysis. Goods above described do not appear on either inventory. Claim for crop as a chattel must be abandoned.

Additional Comments, if any:

It appears that this property was leased by the Custodian in May or June 1942. A large quantity of chattels were left on the property at the time of rental. It appears that a lot of the farm equipment has been lost while in the control of the Custodian. The list above are the things the Custodian does not give any statement of account. Therefore I presume they were stolen or lost.

Masajiro Takahashi
Signature

I

File: 3914

February 24, 1948.

REAL PROPERTY MEMORANDUM

JAPANESE NAME: Masajiro TAKAHASHI Reg. No. 12485

VETERANS' LAND ACT TRANSACTION:

One Real Property, being:

Part 9.354 acres of Section 33 Block 5 North Range 2 West as shown and colored red on sketch deposited number 487, D.N.W.

SOLD FOR: \$555.00

ASSESSMENT:

Land.....	\$600.00
Improvements..	<u>325.00</u>
Total....	<u>\$925.00</u>

ATTACHED HERETO:

1. Appraisal Report
2. Certificate of Encumbrance
3. Statement of Sale to V.L.A.
4. Statement of Custodian Account
5. Real Property Summary
6. Assessment Notice
7. Agreement for Sale of Land - July 5, 1938- Takahashi purchased property for \$450.00.
8. Snapshot of buildings on property.
9. JP Declaration Form - April 15, 1942.

EXHIBIT No. 503-4
 DATE 2 apr 1948
 FILED BY J.W.G. Hunter

J.W.G. Hunter

ANALYSIS OF PERSONAL PROPERTY CLAIM

FILE No. 3914

EXHIBIT No. _____

NAME (Mr.) Masajiro TAKAHASHI

REG. No. 12485

DATE	INVENTORY	DETAILS OF CLAIM	SALES		SOLD WITH REAL PROP.	DECL. NOT FOUND
			AUCTION	TENDER &c		
DECLARATION <u>Apr.15/42.</u>	TAKEN BY <u>D. A. Smith</u>	<u>INVENTORY USED IN THIS ANALYSIS</u>				
EVACUATION <u>Apr.20/42</u>	DATE <u>May 27, 1942.</u>					

Household goods	1 Range	Equipment & supplies	300.00	F	12.00	
Kitchen Utensils,	1 Chest tools	Crops	3000.00	M	9.00	
Chinaware	2 kitchen cabinets	Household appliances	150.00	F	2.00	
Carpenter Tools	1 round table	Custodians price on house-				
50 bales straw	2 wheelbarrows	hold appliances	80.00			
Jam crates & bullocks	bdle. garden tools	<u>Claim</u>	\$3370.00	M	5.00	
sulphur	5 boxes					
bicycle & parts, also	1 carton					
farm implements in the	4 crosscut saws			M	3.50	
house at 270 Sandell	1 end table			F	1.50	
St., New Westminster,	8 kitchen chairs			F(7)	5.50	
B.C. Key will be left	1 heater			F	1.00	
in care of Mr. Mason,	1 platform scales			M	21.00	
R.F. No. 4, New West-	1 gramophone			F	1.00	
minster, B C.	1 bureau			F	2.00	
	1 wash stand					
	2 beds complete					
	1 table lamp			F	.75	
	3 small tables			F	1.00	
	4 axes					
	1 kitchen cupboard			F	1.50	
	1 bicycle.			M	2.00	
	 Additional goods inventoried					
	December 4, 1943, by R.M.					
	Anderson.					
	Wire, rope & blocks			M	5.00	
	Step ladder			M	.50	
	Lumber			M	14.50	
	Jardineer stand			F	1.00	
	Sundries			F	1.50	
	2 Sprayers			M	2.50	
	Child's tool kit			M	2.50	
	Seat			F	1.00	
	2 Generators & Lamp			M	1.25	
	Sundries			M	2.75	
	Water Can			M	1.25	
	Box of crocks & Jars			F	2.75	
	2 Pots and oil can			M	1.00	
	sideboard			F	3.00	
					\$109.25	

Household effects (appliances etc.)-claiming \$150.00;
sold for \$37.50.

Machinery (equipment and supplies)-claiming \$300.00;
sold for \$71.75.

3914

EXHIBIT No. _____

I

CASE No. _____

12485

VENUE Lethbridge.

SALES		SOLD WITH REAL PROP.	DECL. NOT FOUND	NO RECORD AT ANYTIME	ABANDONED	NO ACCOUNT, THEFT &c	UNSOLD	REMARKS
TENDER &c								
.00								
.00								
.00								
.00						(1) x		1 cabinet & table) 1 sold with tools
.00								((2) sold with other goods ((3) storage - books & papers ((1) storage - books & papers
.50								
.50								
.50								
.00								
.00								
.00								
.00								
.75						x		
.00						x		2 Lamps & Iron
.50								
.00						x		Probably sold with tools
.50								
.00								
.00								
.00								
.00								
.25								
.75								
.25								
.75								
.00								
.00								

Re: Crop: Sold for \$300.00. See correspondence at back of Claim File.

W. Johnston

TAKAHASHI, M.
Sandell Rd., R.R. #4 New West.
Surrey, B. C.
Evac. File #3914



Picture Taken May, 1943.

EXHIBIT No. 503-5
DATE 2 apr 1948
FILED BY J. W. G. Hunter

806

M Takahashi
3914

Sandell Rd R.R. #4 N.W. West
Surrey.

January 29th 1948.

Mr. F. G. Shears,
Custodian of Enemy Property,
675 West Hastings St.,
Vancouver, B.C.

Dear Mr. Shears,

We are enclosing herewith
a letter from Masajiro Takahashi, Reg.No.12485,
in which he requests a statement of his
account.

Yours truly,

N

SECRETARY

Enc.

AW/W.

5-03