

Name of Claimant TANAKA, Yoshio

Case 764

Custodian File 4844

<u>REAL PROPERTY</u>										
Greater Vancouver		Rural (except V.L.A.)			V.L.A. (except Mission Village)		V.L.A. Mission Village		Total	
Sale Price	5% thereof & 12.50	Sale Price	10% thereof	Charges 12.50 & Comm.	Sale Price	Total Award 80% of all Sale Prices		Sale Price	Total Award 125% of all Sale Prices:	
						% of Total	Amount		% of Total	Amount
					1105.		661.80			661.80
<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 & Recorded Now Missing		45% of amount in next preceding column		
						% of Total	Amount		% of Total	Amount
900.00	225.									225.00
<u>NETS</u>										
Total award for Nets plus Sale Price		Total Claim for Nets Sold, Declared Not Found and Recorded Now Missing			Percentage Total Award to Total Claim		Claim for Nets Sold Declared Not Found, & Recorded Now Missing		Apply % ratio to Claim	Deduct Custodian Sale Price
<u>MISCELLANEOUS CHATTELS</u>										
Claim for goods Sold By Auction	Sale Price of Goods Sold By Auction	Rebates of charges 30% of Sale Price	Ratio in % of Sale Price to Claim	Claim for goods Declared Not Found, Recorded Now Missing, & Sold Not Paid	Applica-tion of % ratio to amount in next preceding column	Sale Price of goods Sold by Tender	12% of Sale Price			
							% of Total	Amount	% of Total	Amount
TOTAL RECOMMENDATION										886.80

CASE NO. 764.

JAPANESE PROPERTY CLAIMS COMMISSION

Lethbridge, Alberta,
October 6th, 1948.

IN THE MATTER OF THE CLAIM OF
YOSHIO TANAKA.

PROCEEDINGS AT HEARING.

Original

M. Tanaka,
In Chief.

THE SECRETARY: Case No. 764, Yoshio Tanaka.

YOSHIO TANAKA, the claimant herein,
being first duly sworn, testified
as follows:

DIRECT EXAMINATION BY MR. RUSSELL:

Q Mr. Tanaka, I am showing you a summary of evidence
in support of claim? A: Yes.

Q You are familiar with the contents?

A Yes.

10 Q This was prepared on your instructions and from
information supplied by you? A: Yes.

Q This is your signature at the end?

A Yes.

Q You believe it to be true and correct to the
best of your knowledge, information and belief?

A Yes.

MR. RUSSELL: Put it in as Exhibit 1.

(SUMMARY MARKED EXHIBIT NO. 1).

20 MR. RUSSELL: Q: I am showing you a picture of a
building; what building is that?

A That is my house at Haney.

Q That is your house at Haney? A: Yes.

Q That is the one that you are claiming for?

A Yes.

MR. RUSSELL: I will put that in.

(PHOTOGRAPH MARKED EXHIBIT NO. 2).

MR. RUSSELL: I was wondering if you would let me
have the R.C.M.P. report on the automobile.

30 Your Honour, the personal property claim is
for a Pontiac 1941 automobile.

Y. Tanaka,
In Chief.

MR. RICE: I don't appear to have that. It might have been in the master file.

MR. RUSSELL: Just a second; maybe I have a copy of it.

Q Did you receive this report on your motor car from the Mounted Police?

A Yes, I got this one when I surrendered it.

Q They gave you that? A: Yes.

MR. RUSSELL: I will file that, your Honour.

(R.C.M.P. REPORT MARKED EXHIBIT NO. 3).

10 THE SUB-COMMISSIONER: From the Custodian's file, is it?

MR. RUSSELL: No, that is from our own file.

Q You were buying this car on time, isn't that right?

A Yes, on time.

Q And you hadn't fully paid for the car?

A No, I hadn't.

Q And I believe there was a lien against the car of \$823.64, is that correct? A: Yes.

Q So that your claim is with respect to your equity in the car? The car cost you \$1250.00, isn't that right? A: Yes.

20

Q Now, there was \$823.64 against that car?

A Yes.

Q Therefore, your equity would be the difference between those two figures? A: Yes.

MR. RICE: He hasn't sworn to that in his statement.

MR. RUSSELL: I just wanted to clear that up.

Q So that your actual equity in the car would be \$426.36? A: Yes.

Q Which gives you the difference between those two figures. Now, the car was sold for \$900.00?

30

Y. Tanaka,
In Chief.

A Yes.

Q And you say the fair market value was \$1250.00?

A Yes.

Q So that that difference of \$350.00 is what you are claiming on that car, because the lien was paid for out of the \$900.00? A: Yes. You see, there was extra equipment I put on later, you see. I have itemized it.

Q It is all itemized here? A: Yes, I figured that as depreciation like.

10

Q Well, this heater and the defroster, that cost you \$35.00, did it? A: Yes.

Q And the other fixtures, seat covers, and the rest, do you remember what you paid for them?

A The seat covers \$35.00, and the lighter was \$5.00, and the bumper guard was \$6.00, I think.

Q That is all, thank you.

MR. RICE: I am submitting, your Honour, that the real estate was sold for its fair market value. I am submitting that the car was sold for its fair market value.

20

I wish to tender the following documents as exhibits. Farm appraisal report respecting the land.

(APPRAISAL REPORT MARKED EXHIBIT NO. 4).

MR. RICE: 1943 assessment of the land, showing the improvements \$700.00, or valued at \$700.00, and the land at \$750.00.

(ASSESSMENT NOTICE MARKED EXHIBIT NO. 5).

MR. RICE: A real property summary showing the assessment and the history of the administration and the sale.

30

Y. Tanaka,
Cross Exam;

(SUMMARY MARKED EXHIBIT NO. 6).

MR. RICE: There were two summaries in that, real property summary and claim on real and property summary.

THE SUB-COMMISSIONER: They are filed as one exhibit?

MR. RICE: Yes, your Honour.

I submit as an exhibit a memorandum respecting the sale of the car, showing that it was appraised at \$900.00 and sold for that amount.

10

(MEMORANDUM MARKED EXHIBIT NO. 7).

CROSS EXAMINATION BY MR. RICE:

Q You bought your car a year before you were evacuated?

A Yes, 1941.

Q For \$1250.00?

A: Yes.

Q And after using it for a year you say it is still worth \$1250.00?

A: Yes. Well, I

added this heater and the defroster, and the lighter and bumper guard and seat covers, so that I naturally intended to be fair so that I allowed that as depreciation.

20

Q But you probably put several hundred miles on the car driving it in the meantime, didn't you?

A Pardon?

Q You probably put several hundred miles on the car driving it around in the meantime?

A Yes, a few hundred miles.

Q As a matter of fact, the car would depreciate in value if you put it in a glass case and kept it for a year, would it not? Isn't that right?

30

Y. Tanaka,
Cross Exam.

A Yes.

THE SUB-COMMISSIONER: But cars increased a good deal
in value, did they not, second hand cars?

MR. RICE: No, sometime later.

THE SUB-COMMISSIONER: Sometime later?

MR. RICE: Yes.

Q There was a lien against the car when you turned
it over to the police amounting to \$823.64?

A Yes.

10

Q That is right? A: Yes.

Q That you owed? A: Yes.

Q Who did you buy your property from, your land?

A Mrs. K. Yoshida.

Q How much did you pay for it?

A \$2575.00.

Q Did you pay her in cash? A: Yes.

Q And you bought it in 1939? A: Yes.

Q All right, that is all.

THE SUB-COMMISSIONER: Anything further, Mr. Russell?

20

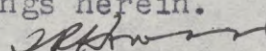
MR. RUSSELL: No.

THE SUB-COMMISSIONER: That is all, thank you.

(Witness aside)

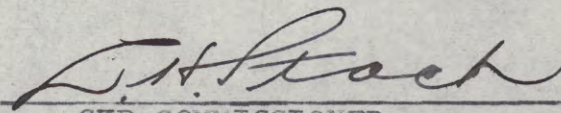
(PROCEEDINGS ADJOURNED SINE DIE)

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


"S.R. HOWARD" Official Reporter.

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

30


SUB-COMMISSIONER.

4844

ACKNOWLEDGED

Case no. 764

NOV 27 1947

Proof of Claim

Leth

IN THE MATTER OF Order-in-Council P.C. 1810, as amended by Order-in-Council P.C. 3737; and

IN THE MATTER OF "THE INQUIRIES ACT" being Chapter 99 of the Revised Statutes of Canada, 1927, and

IN THE MATTER OF a Commission appointed to inquire into and report upon the claims of persons of the Japanese Race under said Orders-in-Council.

1. Name of Claimant in full: Yoshio Tanaka

Registration No. 13720

2. Claimant's address at the time of his evacuation from the protected area:

17th Ave. Haney, B.C.

3. Claimant's present address:

Diamond City, Alta.

4. Claim relating to real property:

(a) Street address of real property:

(b) Legal description of property:

Municipality of Maple Ridge.

Lot 16 S.W. $\frac{1}{4}$ Sec. 22, Township 12, District of New Westminster.

- (c) Type of real property, i.e., farm, residence, commercial, etc., and short description of it:

Small fruit farm

- (d) Title or interest held by Claimant in the real property:

Title No. 133972E

- (e) Fair market value of real property at date of sale:

(I) Land— \$ 900.00

(II) Buildings— \$ 1675.00

Buildings include a 5-roomed house (22'x24') all complete with carpet, full concrete basement with small porch in front and back and finished with siding.
2 small shacks (8'x8'), (8'x10').

- (f) Amount of loss alleged to have been sustained by the Claimant under the terms of reference:

\$ 2575.00

5. Claims relating to personal property, etc.

- (a) Location at which property was left by Claimant at date of evacuation:

17th Ave. Haney, B.C.

- (b) Type of premises in which property was left by Claimant and manner in which that property was stored or packed at time of evacuation:

Pontiac sedan left at the Royal Canadian Mounted Police, Hastings Park, Vancouver, B.C.

- (c) In whose care was property left by the Claimant at date of evacuation?

In the care of the R.C.M.P Hastings Park, Vancouver, B.C.

- (d) Itemized and detailed description of the property which is the subject of the claim, and itemized value thereof at the time of sale, loss or destruction:

1941 Pontiac Sedan
License No. 60246 Tire No. 4
Serial No. 1221900631
Engine No. 33438
Extra Equipment -- heater, defroster, lighter, two seatcovers,
front and rear bumper guards.
Value \$ 1250.00

- (e) Amount of loss alleged to have been sustained by Claimant under the terms of reference:

\$ 1250.00

6. I desire that my claim be heard at the City of Lethbridge in the Province of Alberta.

7. An Interpreter will not be required.

DATED this 13th day of October, A.D. 1947.

Nov.

S. Kurimoto
.....
Witness to Signature of Claimant.

Y. Tanaka
.....
Signature of Claimant.

STATUTORY DECLARATION

I, Yoshio Tanaka (Full Name of Claimant)

of Diaryville, Alta. (Present Address)

Foot Labourer (Occupation)

DO SOLEMNLY DECLARE:

1. I am the above named Claimant.
2. I have a personal and full knowledge of the circumstances and facts relating to the Claim above referred to.
3. The above Claim is true and correct.
4. I have not received any payment upon the above Claim other than the following:

Received from the Custodian \$ 1140.93

in payment of my real and personal property.

And I make this declaration conscientiously believing the same to be true, and knowing it is of the same force and effect as if made under oath, and by virtue of The Canada Evidence Act.

DECLARED at Picture Butte

in the Province of Alberta,

this 13th day of November

A.D. 1947.

Y. Tanaka

Roscoe D. Russ

A Commissioner for Oaths in and for the Province of Alberta.

VIRTUE & RUSSELL
Barristers & Solicitors
Lethbridge, Alberta.

STATUTORY DECLARATION

IN THE MATTER OF Order-in-Council
P.C. 1810, as amended by Order-in-Council
P.C. 3737; and
(Full Name of Claimant)

IN THE MATTER OF "THE INQUIRIES
ACT" being Chapted 99 of the Revised
Statutes of Canada, 1927, and
(Residence Address)

(Occupation)

IN THE MATTER OF a Commission
appointed to inquire into and report upon
the claims of persons of the Japanese Race
under said Orders-in-Council.
DO SOLEMNLY DECLARE:

1. I am the above named Claimant.
2. I have a personal and full knowledge of the circumstances and facts relating to the Claim above referred to.
3. The above Claim is true and correct.
4. I have not received any payment upon the above Claim other than the following:

Proof of Claim

And I make this declaration conscientiously believing the same to be true, and knowing it is of the same force and effect as if made under oath, and by virtue of the Canada Evidence Act.

DECLARED at
in the Province of Alberta,
this _____ day of _____
A.D. 1947.

A Commissioner for Oaths in and for
the Province of Alberta.

VIRTUE & RUSSELL
Barristers & Solicitors,
Lethbridge, Alberta.

JAPANESE PROPERTY CLAIMS COMMISSION

Claim No. 126

SUMMARY OF EVIDENCE IN SUPPORT OF CLAIM

The Following are Particulars of the Claim:

1. Claimant's Name In Full: **Yoshio TANAKA**

EXHIBIT NO. 764-1

DATE October 6-1948

FILLED BY

W.S. Russell

2. Registration Number: **13720**

3. Present Address: **Diamond City, Alberta**

4. Address Prior To Evacuation: **17th Ave. Haney, B. C.**

5. LEGAL DESCRIPTION OF PROPERTY: Parcel 1.

(If more than one parcel, list each separately, beginning as Parcel 1, Parcel 2, etc. with following particulars covering each parcel separately on individual sheets)

Lot Sixteen (16) of the South West Quarter of Section Twenty-two (22) Township Twelve (12) Map Three Thousand one Hundred and Eighteen (3118) in the District of New Westminster.

- (a) Nearest Post Office adjacent to land. Haney, B. C.
- (b) Number of acres: 10
- (c) When purchased: 1939
- (d) Condition when purchased: (Give improvements and values in detail as of date of purchase)
 $\frac{3}{4}$ acres cleared and 25 fruit trees
 5 roomed house 22' x 24'; porch front & back; full concrete basement ; 2 small sheds (8' x 8') & (8' x 10') all in good condition.
- (e) Purchase Price\$ 2575.00

6. IMPROVEMENTS:

NIL

(a) Clearing.....acres at \$.....per acre	\$	
(b) Fencing	\$	
(c) Tillage	\$	
(d) Drainage	\$	
(e) Weed Eradication	\$	
(f) Planting	\$	
(g)	\$	
(h)	\$	
Total	\$	NIL
Carried Forward	\$	\$ 2575.00

Brought forward

\$ 2575.00

(i) Buildings:

ITEM	SIZE	YEAR BUILT	MATERIAL COST	LABOR COST	COST (TOTAL)
			\$	\$	\$
NO	ADDITIONAL	BUILDINGS			

Total Cost of Buildings

NIL

Total Cost of Land and All Improvements \$ 2575.00

Fair Market Value (Land \$900.00) Buildings 1675.00 \$ 2575.00

Sold by Custodian for \$ 1105.00

Loss Claimed on Parcel 1 \$ 1470.00

8. Assessment for 1942:

Land \$ 750.00

Improvements \$ 700.00

Total \$ 1450.00

9. Appraisal or Valuation (by Custodian):

Lands	\$ 125.35
Improvements	\$1000.00
Total	\$1125.35

10. Rental Value per Year: \$ 500.00

11. Fire Insurance on Buildings:

(List amount on each building):

.....dwelling.....	\$ 800.00	The North West Fire Insurance Company.
.....	\$	
.....	\$	
.....	\$	

12. Documents in Support:

(a) Photographs:

(b) Deeds Certificate of Title # 133072 E

(c) Agreements to Purchase

(d) Leases

(e) Insurance Policies North West Fire Insurance Co. Policy # 193925

(f) Correspondence

(g) Statement of Sale Price of property dated June 5, 1944 from Office of Custodian.

(h)

Automobile

- 1. Make-- Pontiac
- 2. Style- Sedan
- 3. Year-- 1941
- 4. License- #60246
- 5. Serial- # 1221900631
- 6. Engine- # 33438
- 7. When purchased 1941
- 8. Condition New

10. Price of car \$1250.00

11. Amount of purchase price paid \$585.42

9. Extra

- License _____ \$ 25.00
- A. heater _____ \$ 35.00
- B. defroster } _____ \$ 5.00
- C. lighter _____ \$ 35.00
- D. seat covers (2) _____ \$ 6.00
- E. front & rear bumper guards. _____

TOTAL \$106.00

12. Fair market Value.....\$ 1250.00

13. Sold by Custodian for..... 900.00

Loss Amount.....\$ 350.00

14. Remarks:

Amount actually received by Claimant was \$ 50.60

Parcel 2:- (Add additional sheets if necessary)

(Give exactly the same information as in paragraphs 5 to 12 above)

13. SUMMARY OF LOSSES ON REAL PROPERTY:

Parcel 1\$ 1470.00

Parcel 2\$

Parcel 3\$

Parcel 4\$

TOTAL:

\$1470.00

I Certify the above to be True and Correct.

Chas. H. Venti
.....
Witness

Yoshio Tanaka
.....
Signature of Claimant.



EXHIBIT No. 764-2
DATE October 6-1948
FILED BY W S Russell

Miss Spohr who married
to Skutumpah

64

EXHIBIT No. 764-2
DATE October 6-1948
FILED BY W S Russell

EXHIBIT No. 764-2
DATE October 6-1948
FILED BY W S Russell

ROYAL CANADIAN MOUNTED POLICE

Detachment
Seizure No. 89
FOR USE WHEN APPLICABLE

EXHIBIT REPORT

Detachment File No.
Sub-Division File No.
Division File No. E 269-G-13-3
Headquarters File No.

Detachment
Sub-Division
Division "E"
Date March 11th 19 42

RE:- TANAKA, Yoshio 17th. Ave. Honey, B.C.
NAME OF FILE
On March 11th 19 42, I H.P. Price RCMP
MEMBER'S NAME
Came into possession of the following goods by:-

SURRENDER UNDER O.I.C. P.C. 1486

STATE BRIEFLY AUTHORITY, ETC., WHETHER BY SEARCH WARRANT, ETC.

NO. OF PKGS.	CAPACITY OR SIZE	DESCRIPTION OF CONTENTS DETAILS TO BE GIVEN IN FULL
	LICENSE NO. MAKE & MODEL SERIAL NO. ENGINE NO. SPEEDOMETER READING CONDITION	<p>(4 2) 60246 Pontiac sedan 49 TIRE NUMBERS 4 1221900631 33438 15263 appears good</p> <p>EXHIBIT No. <u>764-3</u> DATE <u>October 6-1948</u> FILED BY <u>W.S. Russell</u></p>
	EXTRA EQUIPMENT	<p>35.00 heater, defroster, lighter, two seat covers 31.00 front & rear bumper guards 81.00 6.00</p>
	DESCRIPTION & CONDITION VERIFIED	<p><u>Tanaka</u> # 13720 Signature of Owner Japanese Registration No.</p> <p>Handed over to representative of Custodian whose signature in receipt thereof appears hereunder</p> <p><u>H.P. Price</u> March 11/42</p>
DATE:		<p><u>Price</u> SIGNATURE OF MEMBER SUBMITTING REPORT</p>

Farm Appraisal Report

File No. J.L.272

Land Description Lot 16 of S.W. 1/4 Sec.22, Tp.12, Plan 3118.

Containing 9.66 Acres

Owner's Name Yoshi Tanaka Post Office Address R.R.#1, Haney.

Nearest Rail Point Haney - C.P.R. Distance 2 1/2 Miles

Market Town Haney - 2 1/2 miles; New Westminster Distance 23 "

Church (give denomination) All in Haney Distance 2 1/2 "

Nearest School A. Robinson Distance 1/2 "

State how property was identified: One post, road and map check.

Roads: State whether property has access to main road, the kind of road and its condition.
Yes, fronts on Baker Road; good municipal gravelled road.

Is this district a good one? Normally, yes.

Employment opportunity Limited to Cannery, Brickyard and 2 mills. 1 - 4 miles.

Predominating Nationality and religion: British; Protestant.

Describe Fencing and its condition: Nil. Value \$

Water supply: Shallow domestic well; probably sufficient. Value \$

BUILDINGS ON FARM

4844

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE	20 x 24	Frame	16	Shgle.	5-6	Concrete	Good	\$ 1200.00
Woodshed	10 x 20	"	7	"	5-6	Wpod	"	20.00
Shed	8 x 10	"	6	"	5-6	"	"	5.00
BARN	X							
BARN	X							
GRANARY	X							
	X							
	X							
	X							

EXHIBIT NO. 164-4
 DATE October 6-1948
 FILED BY Gra Nee

Electric light installed. Total present day value \$ 1225.00

Total Value Buildings add to farm \$ 1000.00

Is dwelling habitable without repairs? Yes If not what is your approximate estimate of cost to make it habitable? Very nicely finished downstairs and in good shape generally. Now occupied by Mrs. Peters and family. \$

Describe the basement and chimneys: Full cement basement; brick chimney to ground.

No. rooms downstairs? 3 & pantry Upstairs? Attic How finished Papered and painted inside.

Are buildings painted? Not outside Condition of paint

Distance from nearest bush Quite close up.

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
.75	Level	Clay loam 8-10"	Clay	None	\$75	\$ 56.25
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
6.91	Level	Clay loam 8-10"	Clay	Clear bush heavy	\$150	\$10 69.10
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	
Estimated 2	A large deep brush grown ravine; creek in bottom. General direction easterly and slightly south.				-	

Total value of Land \$ 125.35

Total added by buildings to value of farm \$ 1000.00

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

Total value of farm \$ 1125.35

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

House in very good repair and maintenance, and now rented for the taxes. The small clearing is grass grown; tiny garden started.

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

Ready made home for pensioner or employed man.

Noxious weeds:

Not in evidence yet.

Give approximate detail and amount of all annual taxes and names of Taxing Authorities: Municipality of Maple Ridge. Land, school and library - \$32.15

Date: June 15, 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 11 day of June 19 42.

Inspector's Signature

"T. GODFREY"

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

Farm Appraisal Report

Remarks: Owner away; tenants in residence - Mr. W. Peters. His wife states they have the property for the payment of taxes and light.

This property is adjoining settler R.T. Franklin (D.L. 1970)

Estimated a minimum of 2 acres are lost in deep brush grown ravine.

Clearing is the usual operations necessary for logged off land now grown up to good alder domestic firewood.

(FOR ORCHARD LANDS ONLY)

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

ANNUAL COST OF IRRIGATION, DYKING AND DRAINAGE.

ORCHARDS, SMALL FRUITS, ETC.

(Give number, age, variety and condition of all tree fruits, condition and area of each kind of small fruits.)

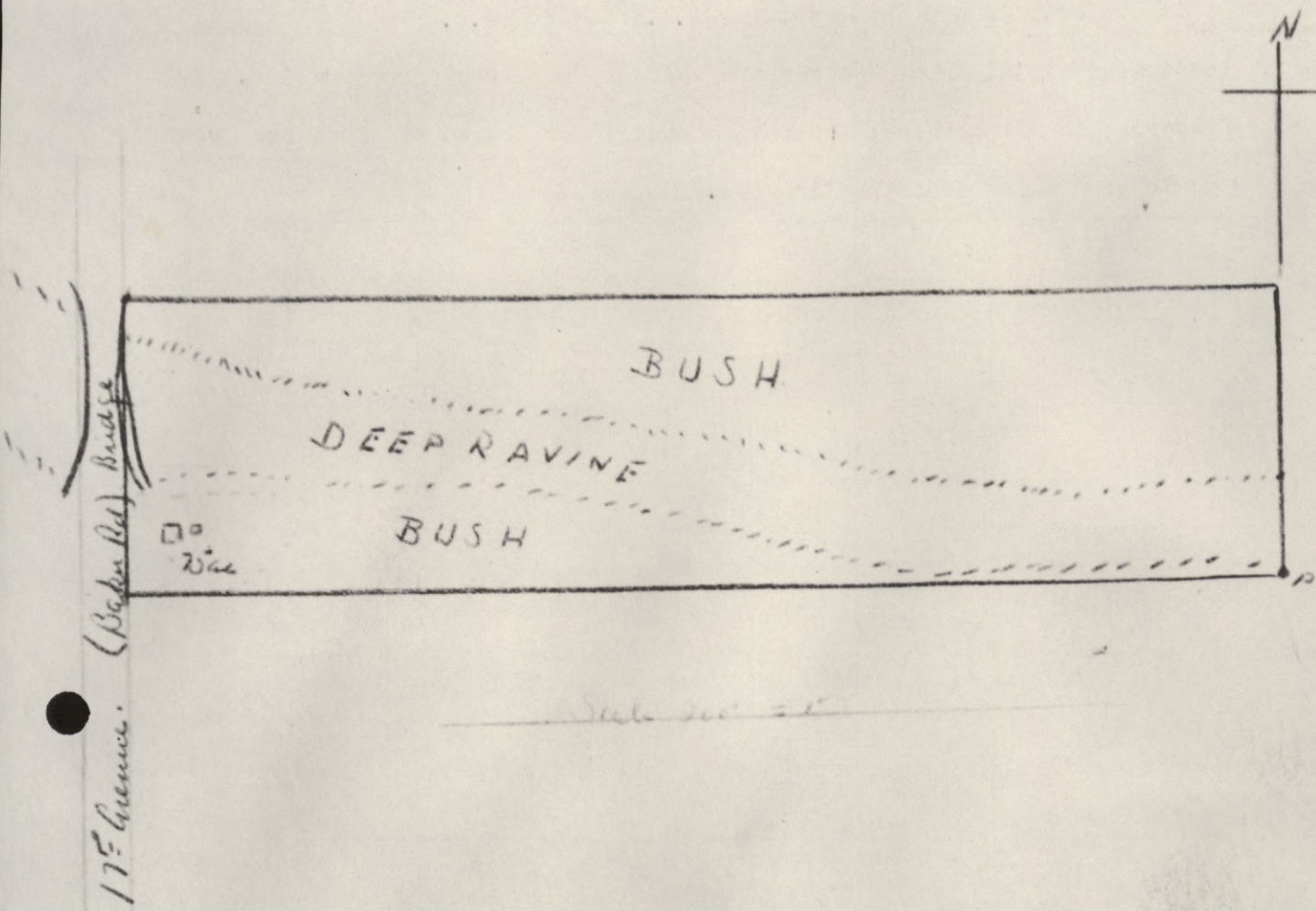
Present Value

\$
\$
\$
\$
\$
\$
\$
\$

Total \$

Amount fruit trees add to value of farm \$

Diagram of Property



Following careful review of this appraisal report, it is my opinion that the present value is \$ 1100

Date 16th June 19 42.

"I.T.BARNET"

District Superintendent.

#17

Roll No.	Lot	Block or Quarter	Section or D.L.	Twp	Map	Acreage	Value of Improvements	Value of Land Exclusive of improvements	
								Improved	Wild
609	16	S.W.	22	12	3118	9.66	\$700.-	\$750.-	\$

TAKE NOTICE that the above property is assessed as above for the year 1943. The first sitting of the Court of Revision will be held in the Municipal Hall, Haney, B. C., on the 8th day of February 1943, at 10.30 a.m. Section 234 of the Municipal Act reads as follows:

"234 (1) If any person is of the opinion that an error or omission exists in or upon the assessment roll as prepared by the assessor, in that the name of any person has been wrongfully inserted in or omitted from the roll or that any land or improvements within the municipality has or have been wrongfully entered upon or omitted from the roll, or that any land or improvements has or have been valued at too high or too low an amount or that any land has been improperly classified, he may personally, or by means of a written communication over his signature, or by a solicitor, or by agent authorized by him in writing to appear on his behalf, come before the Court of Revision and make complaint of such error or omission, and may in general terms state his ground of complaint, and the Court shall either confirm the assessment or direct the alteration thereof.

"(2) The Municipal Council may, by its clerk, Solicitor, or otherwise make complaint against the said roll or any individual entry therein, and upon any ground whatever, and the Court of Revision shall deal with the matter of such complaint, and either confirm the assessment or direct the alteration thereof.

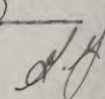
"(3) Every complaint shall be made in writing and shall be delivered to the assessor at least Ten days prior to the first annual meeting of the Court of Revision.

"(4) Notwithstanding anything in this Act contained, no complaint to the Court of Revision as in this section provided, and no appeal to a Judge of the Supreme Court or to a County Court Judge as hereinafter provided, shall be sustained or allowed on the ground that any land has been valued at too high an amount in any case if the assessment of land complained of or appealed against is ten per centum or not less than the assessed value of the same land in and according to the revised assessment roll for the year immediately preceding, or on the ground that any improvements have been valued too high an amount in any case if the assessment of improvements complained of or appealed against is five per centum or more less than the assessment of the same improvements in and according to the revised assessment roll for the year immediately preceding.

L.W. HAWKINS, ASSESSOR, HANEY, B.C.

I hereby certify that the foregoing words are a true copy of the original whereof they purport to be a copy.

November 24th 1948

M. Scob


REAL PROPERTY SUMMARY

764 - 6
EXHIBIT No. _____
DATE October 6-1948
FILED BY G.E.A Rice

File 4844

V.L.A. B.C.178-P

JAPANESE NAME: Yoshio TANAKA - - Reg. No. 13720

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

PROPERTY ADDRESS: 2917 - 22nd Road, Haney, B. C.

LEGAL DESCRIPTION: Lot 16 of the Southwest quarter of Section 22 Township 12 Map 3118 Municipality of Maple Ridge in the District of New Westminster.

TITLE: In the name of Yoshio TANAKA.

ENCUMBRANCE: Vesting 25664 - 2nd April 1943.

ASSESSED VALUE: 1942 -
Land \$750.00
Improvements \$700.00 Total \$1450.00 Taxes \$32.15.

CLASSIFICATION: Inspector reported January 15, 1943, a farm of 9.66 acres of which $1\frac{1}{4}$ were cleared. There were about 2 dozen small fruit trees. No other cultivation. A frame house of 2 storeys with cement basement 18 x 24, 4 rooms, good condition; woodshed 12 x 18, fair; chicken coop 8 x 10, fair. Property occupied at the date of inspection by William Peters.

HISTORY OF ADMINISTRATION: Leased by Yoshio TANAKA for 8 months period to the end of the year to William Peters, lessee to pay taxes for the year and for electric light. Taxes were paid on the 29th August 1942. TANAKA reported on the 20th April 1942, this property rented at a rate of \$10.00 per month but apparently this rental had been revised. Leased by the Secretary of State on the 8th March 1943 to Doris RADFORD for $8\frac{1}{2}$ months from the 15th March to the 31st December 1943 at a rental of \$8.00 per month with storage space reserved. Of this rental, \$48.00 was paid into the Custodian and allowed as accrued rental to The Director The Veterans' Land Act.

SOLD: To The Director The Veterans' Land Act for \$1105.00 as at 1st January 1943.
Approval of Advisory Committee 1st June 1943.

FUNDS: Released to the credit of Yoshio TANAKA, sale price \$1105.00 plus refund of insurance \$14.13, total \$1119.13; less insurance \$12.80, Certificate of Encumbrance \$1.00, registration fee \$3.00, legal fee \$15.00, total \$31.80. Net amount released \$1087.33.

TITLE: Included in C of T. 170840-E and payment of consideration included in cheque to the Custodian dated March 14th, 1944.

OLD C. OF T. NOL33972-E: In possession of Yoshio TANAKA.

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

"Ian Macpherson"

DATED May 21, 1946.

IM:ML

I hereby certify that the foregoing words are a true copy of the original whereof they purport to be a copy.
November 24th 1948

M. Scott

Claimant: Yoshio TANAKA.CLAIM ON REAL AND PERSONAL PROPERTYFile 4844

Amount	On	<u>Jap Valuation</u>	<u>Ass. Value</u>	<u>VLA.Appr.</u>	<u>Realized</u>	<u>Remarks</u>
(1) \$900.00	Farmland(9.66 acres) Haney, B. C.	\$900.00	\$750.00	\$ 125.35)	\$1,105.00	(1) VLA appraiser describes this land as fronting on Baker Road, a good municipal gravelled road, 2½ miles from Haney--23 miles from City of New Westminster.
(2) \$1,675.00	Buildings on above land	\$1,675.00	\$700.00	\$1,000.00)		
\$2,575.00	<u>Amount of Real Property Claim</u>					
(3) \$1,250.00	Pontiac Sedan (1941)	\$1,250.00	--	\$ 900.00	\$ 900.00	(2) The house is described as "very nicely finished downstairs and in good shape generally", with full cement basement and brick chimney"providing a ready made home for pensioner or employed man".
\$1,250.00	<u>Amount of Personal Property Claim</u>					
\$3,825.00	Total (gross)					(3) This car was sold at its appraised value of \$900.00, out of which \$823.64 was required to liquidate a lien on it. "RGB"
\$1,140.93	Acknowledged Custodian Credit					
\$2,684.07	<u>Total amount of claim</u>					

Vancouver, B. C., June 28/48

RGB/P.

I hereby certify that the foregoing words are a true copy of the original whereof they purport to be a copy.

November 24th 1948

M. Scob
S.J.

EXHIBIT No. _____
October 6-1948

DATE _____

FILED G.E.A.Rice
_____SPECIFIED ARTICLES SUMMARYMEMORANDUM

To: File 4844

From: Specified Articles Department

July 17, 1943.

RE: TANAKA, Yoshio - Reg. 13720

<u>ARTICLE</u>	<u>DESCRIPTION</u>	<u>APPRAISED VALUE</u>
CAR	1941 Pontiac Sedan No. C-89 License No. (42) 60246	\$900.00

Sold to: R.C.M.P.

Selling Price: \$900.00

Amount of Lien: \$823.64

No transfer papers on Car File.

"K.Corker"

Administration expenses of \$25.76 were also deducted from the sale proceeds leaving a net balance of \$50.60 which was credited to TANAKA'S account on December 29, 1942.

Full details of sale were sent to TANAKA in our letter of January 17th, 1943.

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

"W.E.Anderson"

WEA.EH
May 23, 1946.

I hereby certify that the foregoing words are a true copy of the original whereof they purport to be a copy.

November 24th 1948

W. E. Anderson
W.E.A.

RECORDS BOARD

HOWARD SMITH