

Name of Claimant

SUZUKI, Sadao

Case 855

Custodian File

4235

<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	Amount	Sale Price	Total Award 125% of all Sale Prices: % of Total		Amount
					1216. 356.						1434.20 394.89
<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				
550.	137.50										137.50
<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 CHATELS</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				
162.50	128.00	38.40	78.53%	361.50	283.88						322.28
TOTAL RECOMMENDATION										2288.87	

CASE NO: 855.

JAPANESE PROPERTY CLAIMS COMMISSION

Winnipeg, Manitoba,

April 17th, 1948.

IN THE MATTER OF THE CLAIM OF

SADAO SUZUKI.

PROCEEDINGS AT HEARING.

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).

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Winnipeg, Manitoba,
 April 17th, 1948.

IN THE MATTER OF THE CLAIM OF
SADAO SUZUKI.

PROCEEDINGS AT HEARING.

20 APPEARANCES:

J.W.G. HUNTER, Esq.,

appearing for the
 Dominion Government.

S.M. CHERNIACK, Esq.,

appearing for the
 Claimant.

A. WATSON, Esq.,

Secretary.

D.J. HANDFORD, Esq.,

Official Interpreter.

T.P. HORROBIN, Esq.,

Official Reporter.

30

S. Suzuki,
In Chief,
Discussion.

MR. CHERNIACK: I ask leave to amend, my lord, There are two real estate parcels.. The value set for parcel 1 is \$1200.00, and parcel 2 \$4,250.00. The gross sales, my lord, were parcel 1, \$356.00; parcel 2, \$1216.00. The net loss for both properties is \$3878.00.

As to the chattel claim, my lord, the truck is \$700.00. The other chattels are \$539.00, making a total valuation of \$1239.00. The total credit is \$678.00, and the loss is \$561.00.

THE COMMISSIONER: What was the sale price of the truck?

MR. CHERNIACK: \$550.00, sir, and the sale price of the other chattels is \$128.00.

SADAO SUZUKI, the claimant herein, being first duly sworn, testified through the Interpreter as follows:

DIRECT EXAMINATION BY MR. CHERNIACK:

- Q Witness, I show you three typewritten statements. Were these prepared in accordance with your instructions? A: Yes.
- Q Are these your signatures? A: Yes.
- Q Do you swear the contents to be true to the best of your knowledge and recollection? A: Yes.

(STATEMENT MARKED EXHIBIT NO. 1).

MR. CHERNIACK: Exhibit 2, my lord, on behalf of my learned friend I file the S.S.B. appraisal for parcel 1, and as Exhibit 3 the real estate statement for Parcel 2, and as Exhibit 4 on behalf of my learned friend the S.S.B. appraisal on parcel 2.

(S.S.B. APPRAISAL MARKED EXHIBIT NO. 2).

S. Suzuki,
In Chief.
Discussion.

(STATEMENT MARKED EXHIBIT NO. 3)

(S.S.B. APPRAISAL MARKED EXHIBIT NO. 4).

THE COMMISSIONER: Let me check your figures on the chattel claim again for a moment, will you. The selling price, or rather the valuation, \$700.00, the selling price \$550.00, which leaves a claim of \$150.00.

MR. CHERNIACK: That is incorrect.

THE COMMISSIONER: The value of the chattels is \$539.00.

10 MR. CHERNIACK: Yes, sir.

THE COMMISSIONER: And the selling price \$128.00.

MR. CHERNIACK: Yes, sir.

THE COMMISSIONER: Leaving a difference of \$411.00.

MR. CHERNIACK: Yes, sir.

THE COMMISSIONER: So that your total claim will be \$569.00?

20 MR. CHERNIACK: That is correct, sir. Returning first to parcel 1, my lord, the claimant sets out that he purchased this property in 1935 for \$800.00 at which time 2½ acres of the six acres were cleared. The claimant states that in addition to those two and one-half acres he cleared two acres himself and planted some ten mixed fruit trees. He shows the strawberry crop of 3½ acres. The buildings were erected in 1937. He describes them and gives the estimated cost for a total of \$325.00. His comment, my lord, is that the appraiser in his appraisal which was filed as Exhibit 2 fails to mention or to put a value on the fruit trees.

30 He does not agree that the buildings were poor.

S. Suzuki,
In Chief.
Discussion.

They were rough buildings but the house was habitable. This, my lord, is confirmed in Exhibit 2. Exhibit 2 states the house is habitable, and goes on to say it needs a new set of buildings. The claimant says that the packing houses were quite serviceable for the purposes used. He believes the valuation to be too low and directs your Lordship's attention to the fact the property is well located, about one and one-quarter miles from Pitt Meadows, B.C.

10 The soil is good for berry growing and the property is adaptable for poultry raising. He believes that a fair value at the date of sale was at least \$400.00.

Turning to parcel 2, my lord, the claimant sets out that this property was purchased in 1931 from Ivy Stevenson and H. Menzies for \$900.00, at which time all ten acres were bush. I have in my possession, my lord, the agreement for sale between Stevenson and Menzies and Sadao Suzuki setting out that the purchase price is \$900.00.

20 This is Halbert Menzies, my lord. I am not filing the agreement, my lord, but I am showing it to my learned friend. Its date is January 20th, 1931.

The claimant sets out that he cleared about nine acres and states that the clearing was heavy. The appraisal, my lord, shows a clearing of only 6.76 acres and gives an estimate as to the cost of reclamation at \$175.00 to \$200.00. He states there was a considerable amount of ditching, cedar covered constructed, that he dug a well, fenced

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S. Suzuki,
In Chief.
Discussion.

10 three sides of the property which is confirmed in the appraisal, my lord, and planted about thirty mixed fruit trees. The buildings are again described, my lord, and the estimated costs are shown opposite them, and the comments the appraiser makes as to the age of the houses, 20 years, the claimant says it was built in 1931 and the addition in 1938, the woodshed was 7 years old, not 20, the garage two years old, not 15, and the rhubarb house two years old, not 15. He states further he had nine acres cleared whereas the appraiser mentions $6\frac{3}{4}$ and no mention is made and no value given for fruit trees. The ditching, he says, looked after any wetness which is referred to in the appraiser's comments on page 3 of Exhibit 4, my lord. The witness points out that this property was half a mile from Pitt Meadows, has direct access to Advent Road, according to Exhibit 4, and he says up further this land is very good for fall berries.

20 THE COMMISSIONER: These two parcels adjoin, do they?

MR. CHERNIACK: No, I don't think they do, my lord.

Q Witness, how far apart are these two parcels?

A About a mile and a half.

MR. CHERNIACK: The assessments for both properties, my lord, are shown in Exhibits 2 and 4 respectively.

THE COMMISSIONER: Yes, I see.

MR. CHERNIACK: I file as Exhibit 5, my lord, the personal chattel statement which has been identified by the claimant.

S. Suzuki,
In Chief.
Discussion.

MR. CHERNIACK: On behalf of my learned friend, my lord,
I file his analysis as Exhibit 6.

(CLAIMS ANALYSIS MARKED EXHIBIT NO. 6).

MR. CHERNIACK: Your Lordship will note from Exhibit 5
that the claimant states that in estimating the
values originally he has shown costs. This claim
has now been reduced and my learned friend has shown
in a column in ink on your copy, sir, the reduced
values. May I at the same time file on behalf of
10 my learned friend the R.C.M.P. receipt which bears
no date other than 1942 and recites it was a 1940
truck, speedometer reading 20,257, condition good.

(RECEIPT MARKED EXHIBIT NO. 7).

MR. CHERNIACK: And as Exhibit 8, my lord, the appraisal
of McDermott Motors showing a 1939 Ford, giving the
same speedometer reading and setting out an
appraisal of \$500.00.

(APPRAISAL MARKED EXHIBIT NO. 8).

MR. CHERNIACK: Your Lordship will note according to both
20 the personal chattel statement which was Exhibit 5
and the R.C.M.P. report, Exhibit 6, that this
was a 1940 Ford. However, according to the appraisal
it was a 1939 Ford.

MR. HUNTER: As far as I can ascertain, my lord, it was
a 1940 Ford. The appraiser, of course, will have
to give evidence on it.

THE COMMISSIONER: Yes.

MR. CHERNIACK: The chattel statement, my lord, is self-
explanatory. Your Lordship will note that opposite
30 the items set out in the analysis as being fixtures

S. Suzuki,
In Chief.
Discussion.

we have abandoned all except the 7 pairs of curtains which we contend are not fixtures. Thank you, my lord.

MR. HUNTER: It is submitted, my lord, that the real propertyes were sold for their fair market values. It is submitted that the personal properties sold were sold for their fair market values. And it is submitted that the claims made for personal property not sold by the Custodian are exorbitant.

10 It is submitted the motor vehicle was sold for its fair market value. The real property, I consider, my lord, to be entirely a question of value. I think the analysis plus my learned friend's Exhibit 5 clearly sets out the chattels and requires no comment from me.

Your Lordship will observe I have drawn up a new recapitulation there and I think it shows goods valued by the claimant at \$347.50 unaccounted for. Goods valued by the claimant at \$162.50 were
20 sold for \$128.00. Your Lordship will notice there are only two items actually sold, the \$125.00 of \$128.00, was in the powercultivator with motor.

THE COMMISSIONER: Was that sold by tender?

MR. HUNTER: It is shown as at auction. No, my lord, it was sold at auction at Haney, on an auction held, the third, tenth and seventeenth of February, 1945.

THE COMMISSIONER: Is there anything to indicate the number of bids?

30 MR. HUNTER: Not from the auction sheets, my lord, no.

S. Suzuki,
Discussion.

I don't know exactly why it was sold at auction,
I presume there was some reason. Normally as your
Lordship knows, it would be appraised and sold by
tender.

THE COMMISSIONER: You have no appraisal on it?

MR. HUNTER: There appears to be none, my lord.

THE COMMISSIONER: Under the head of unaccounted for,
which is a fairly large claim, I take it there was
a breaking into of this establishment judging
10 by the "no account, theft" items.

MR. HUNTER: I will have to refer to the last file on
that, my lord. There is nothing on my file to show.
I will see if I can find anything. Apparently
there were quite a number of items removed to storage
and it is possible that the warehouse was broken
into and they disappeared from there.

THE COMMISSIONER: Yes. You have no cross-examination,
Mr. Hunter?

MR. HUNTER: No, my lord.

20 THE COMMISSIONER: Thank you, Mr. Suzuki.

(Witness aside)

(PROCEEDINGS ADJOURNED SINE DIE)

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

T. P. Horrobin

"T. P. HORROBIN"
Official Reporter.

Case 855

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

not declared

[Signature]

[Handwritten initials]

[Handwritten note]

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

(1) NAME SUZUKI, Sadao (RCMP) Reg. No. _____
(Print) Surname Given Name

(2) Pre-Evacuation Address Pitt Meadows, B. C.

(3) Present Address Homewood, Man.

(4) REAL ESTATE

(a) Street Address (if any) Harris Road, Pitt Meadows, B. C.
City or Municipality, Province

(b) Legal description (lot number, block number, section number, etc.) Parcel 1; Lot One(1) of Parcel "A" in Subdivision of istrict Lot No. 223, Group One (1) New Westminster, Map 5393.

Parcel 2: Lot Three (3) of the Subdivision of portion of Lot 12 of the subdivision of portion of Section 36, Block 6, North Range 1 East of the Coast Meridian as shown on a Plan #4642, District of New Westminster.

(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.) _____

(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)	- - - - -	\$ <u>5,500.00</u>
(v) Amount at which Custodian sold property and credited your account	- - -	\$ <u>1,674.74</u>
(f) Loss (This figure is arrived at by deducting item (v) from item (iv))	- - -	\$ <u>3,825.26</u>

1200 - 356-894
4250 - 12161934
3878

(5) PERSONAL PROPERTY

(a) Place or places at which property was left by the claimant at date of evacuation
Harris Road, Pitt Meadows, B. C.

(b) Type of premises in which property left (e.g., house, warehouse, garage, shed, church basement, etc.)
Farm tools and equipment in Root House. All other chattels in my house.

(c) How stored or packed at time of evacuation _____

(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")

Custodian.

(e) Itemized description of personal property which is the subject of the claim:	Estimated Value	Sell, Price Loss	
1. Ford Light Delivery Truck (1940 Model)	\$800.00	700	100
2. Chattels as per attached list.	\$539	128	411
3. _____	Estimated Value \$ _____		
4. _____	Estimated Value \$1239	678	
5. _____	Estimated Value \$ _____		
6. _____	Estimated Value \$ _____	Loss 561	
7. _____	Estimated Value \$ _____		
8. _____	Estimated Value \$ _____		
9. _____	Estimated Value \$ _____		
10. _____	Estimated Value \$ _____		

TOTAL CLAIM FOR PROPERTY LOSS \$ 1238.35

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) - - - - - \$ 5063.61

(6) (a) Place at which claimant prefers to be heard. (Vancouver, Kamloops, Nelson, Lethbridge, Moose Jaw, Winnipeg, Toronto or Montreal.)
 (b) Do you require the services of an interpreter at the hearing? Yes or no Yes

Winnipeg.

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 }
 Province of Manitoba }
 TO WIT: }

I, Sadao Suzuki of Homewood of the Post Office in the Province of Manitoba

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)
 in the) of)
 this) day of)
 A.D. 1947.)

A Commissioner &c.

Sadao Suzuki

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.

SUZUKI, Sadao

1 Kitchen stove	75.00
1 Heater	11.50
4 Bed and 4 Mattresses	100.00
4 Tables	25.00
8 Chairs	20.00
3 Bureaus	25.00
7 Blinds	7.00
7 Curtains (pairs)	17.50
4 Floor Linoleum	50.00
3 Cupboards	30.00
Well Pump.	17.50
Sink	6.00
13 Light bulbs	1.50
1 Power cultivator with motor	175.00
2 Hand cultivators	17.00
2 Spray Machines	32.00
1 Scale	23.35
6 Saws	30.00
10 Hoes	12.50
2 Axes	4.00
3 Cutter Mattocks	4.00
8 Spades and shovels	9.50
1 Wheelbarrow	7.00
2 Rakes	3.00
3 Apple Boxes of Chinaware	100.00
Baby carriage, Strawberry boxes and wood.	100.00
Souvenirs brought from Japan	<u>50.00</u>
TOTAL	963.35

PARCEL 1

S. SUZUKI

(Claimant's Name)

REAL ESTATE
(Farm Land)

14133

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 1 1/2 acres Cultivated not planted 1 acre Cultivated and not in crop List Crops	about 6 acres	February 1935	N.G. Knotts	\$800.00	2 1/2 acres cleared rest bush	none	\$1200 (land and improvements)
Strawberries 3 1/2 acres							
Total 3 1/2 acres							

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

Description	When Made	Cost
cleared about 2 acres - from time bought till 1941 - hired and own labour - heavy clearing		
Planted 10 fruit trees (mixed) in 1939 - cost approximately \$1500		

BUILDINGS

Type	Size	Finish	Date Built	Cost Material	Paid for Labour	Value of Own Labour	Allowance for Depreciation	Estimated Value	Cost
Frame shack lean to (one storey)	12 x 18 9 x 18	Frame on cedar blocks; shingle roof, no foundation shiplap inside	1937	hired & own labour bought materials -	approx.			\$200.00	
Packing house	12 x 14	pale & shake poles in ground	1937	own labour, bought material -				75.00	
" "	9 x 12	pale & shake poles in ground	"	own labour, bought material -				50.00	

EXHIBIT No. 855-1
DATE 17 April 1948
FILED BY Sw. J. Hermach

Comments re Appraiser's report not covered by above information: The appraiser fails to mention or put value on the fruit trees. I do not agree that the buildings were poor. They were rough buildings but the house was habitable and the packing houses quite serviceable for the purposes used. In my opinion the valuation at \$363.10 is much below a fair market value.
COMMENTS: This property is very well located about 1 1/2 miles from Pitt Meadows, B.C. The soil is good for berry growing and the property is adaptable for poultry raising. I believe that a fair value for same at time of sale would be at least \$1200.00

S. Suzuki

Signature

Farm Appraisal Report

File No. JL-425

Land Description Lot 1, Pol. "A" of Lot 223, Gp. 1, Map 5392, N.W.D.

Containing 6.06 Acres

Owner's Name SUZUKI, Sadao Post Office Address Pitt Meadows, B.C.

Nearest Rail Point Pitt Meadows Distance 1 1/4 miles

Market Town New Westminster, B.C. Distance 15 "

Church (give denomination) C. of E., & Presbyterian-Pitt Meadows Distance 1 1/4 "

Nearest School Pitt Meadows Distance 1 "

State how property was identified: Two corner posts located and map & road check.

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

Property fronts on Hammond Road, paved, & Bonson Rd. runs down East side of property is only open a short distance beyond N.E. corner.

Is this district a good one? Fair - mostly small holdings.

Employment opportunity Limited at Hammond & Haney Mills & brick plant.

Predominating Nationality and religion: British, Protestant, with a number of Japanese families in area.

Describe Fencing and its condition: 22 chains of 3 B.W. fencing. Value \$ Inc. in Land Value

Water supply: No well dug, but can be obtained at 30' to 50'. Value \$

BUILDINGS ON FARM

4235

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE	X					Cedar		
(Frame Shack)	12 x 18	Frame	8'	Shgl.	10	Blks.	Poor	100.00
(Leanto)	9 x 18	"						
BARN	X							
BARN	X							
GRANARY	X					Poles		
Packing shed	12 x 14	Pole & Shk.	8'	Shke.	10	in grd.	Poor	nil
" "	9 x 12	" "	8'	"	10	" "	"	nil
	X							
	X							

Electric light available.

Total present day value \$ 100.00

Total Value Buildings add to farm Shack only. \$ 75.00

Is dwelling habitable without repairs? Yes. If not what is your approximate estimate of cost to make it habitable? Needs new set of buildings.

Describe the basement and chimneys: No basement; stove pipe.

No. rooms downstairs? 2 Upstairs? nil How finished Lumber lined.

Are buildings painted? No Condition of paint

Distance from nearest bush Unexposed.

EXHIBIT No. 855-2
DATE 17 April 1948
FILED BY A. M. Chernack

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
4.55	Level	8" to 12" Lt. sdy. to gravelly loam.	Sand & gravel	Strawberries & fallow land - very weedy.	60.00	273.00
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
1.51	Level	8" to 12" sdy. to grav. lm.	Sand gravel	Lt. to heavy bush.	150. an acre up	10.00
Area Unsuitable for Cultivation.						
	CHARACTER OF LAND E. G. HILLY, SWAMPY, ROCKY.		NATURE OF TIMBER IF ANY AND WHETHER MARKETABLE		VALUE OF LAND PER ACRE	

Total value of Land \$ 288.10

Total added by buildings to value of farm \$ 75.00

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

Total value of farm \$ 363.10

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

Property looks as though it is worked from Vancouver. Nobody on place and all picking of strawberries finished. Property is very light soil and is dried out badly within the last few days.

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

Small fruit and poultry.

Noxious weeds:

Thistles have got in and will spread.

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

Corporation of District of Pitt Meadows, B.C.

Land assessed at \$700.00

Improvements at 100.00

1942 Taxes - \$15.23.

\$800.00Date: 4th July 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 3 day of July 1942

Inspector's Signature

"L.B. PLUMBLY"

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

JL-425 - S. SUZUKI

Farm Appraisal Report

Remarks:

This property is well located but soil is of a very sandy gravelly nature and will dry out badly. There is no well on the place and the only building of value is a small two roomed shack and it appears to me that the owner lives some distance away and just puts in Spring work and harvesting of crop. There was nobody on the holding and all picking of strawberries has been completed, and a fair crop has been harvested and plants look healthy but are drying out badly in the hot weather now prevalent. If lots 1 and 2 were amalgamated, it would be a better sized holding - see sketch.

Bonson Road continuing down the East boundary is not shown on map, but on the ground is opened and gravelled for about 200 yards past the N.E. corner of holding.

(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

3.05 acres strawberries - 1st, 2nd & 3rd yr. plants,

1.50 " fallow, weedy.

1.51 " Lt. to heavy bush.

6.06 "

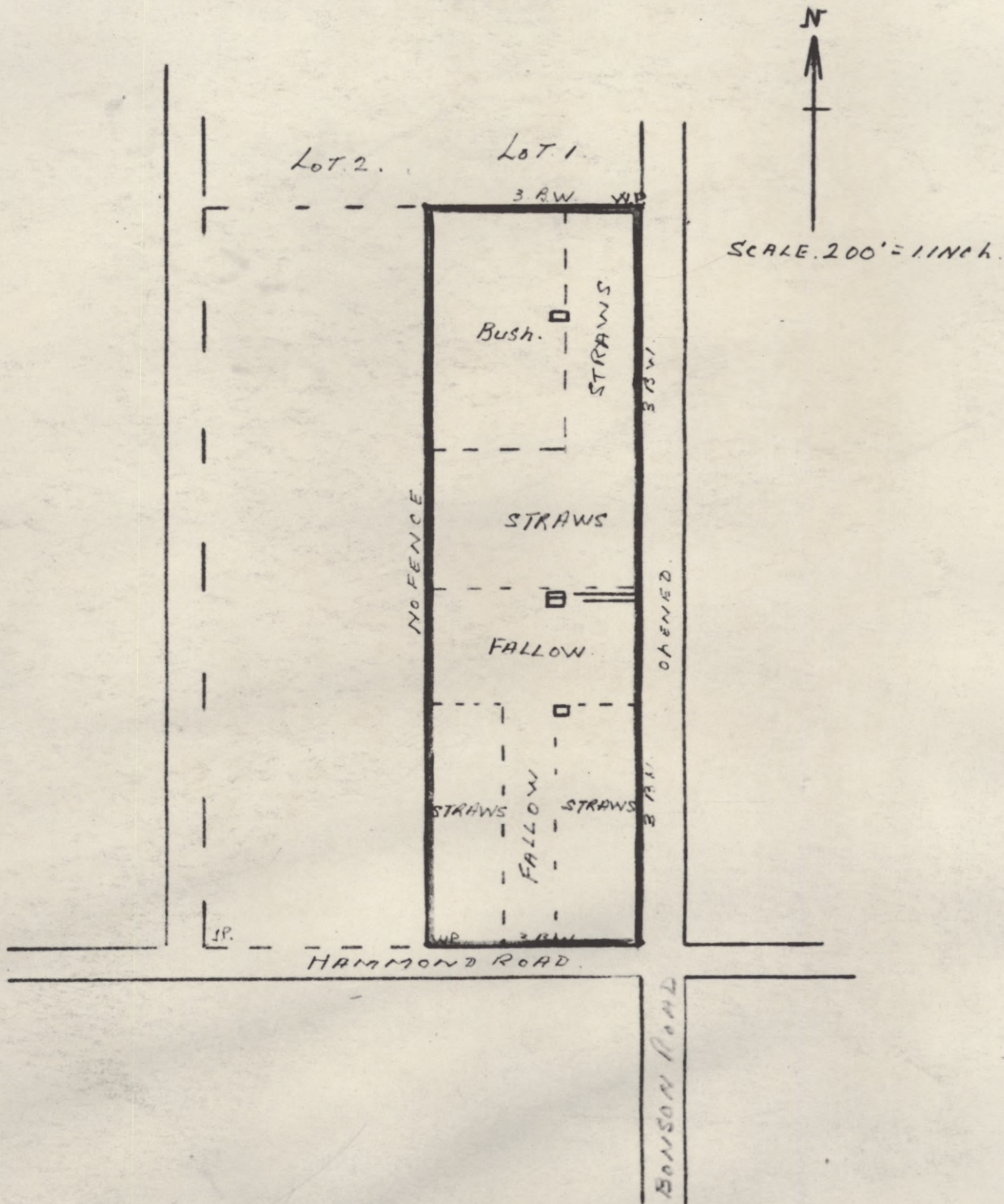
Total \$

Amount fruit trees add to value of farm \$

Diagram of Property

SADAO. SUZUKI.

Lot 1, Part "A" of Lot 223, Map 1, MAP. 5393, N.W.D.



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

value is \$ 350.00

Date 6th July 19 42.

"I.T. BARNET"

District Superintendent.

37

PARCEL 2

S. SUZUKI

(Claimant's Name)

REAL ESTATE
(Farm Land)

14133

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 1 acre							
Cultivated not planted 3 1/8 acres							
Cultivated and not in crop 5 1/2 acres							
List Crops							
Strawberries 3 acres	about	Jan. 1931	Ivy Stevenson & H. Menzies	\$900.00	All bush	none	\$4250
currants - 1/2 acre	10 acres						(land and improvements)
rhubarb 1/2 acre							
vegetables 1 1/2 acre							
Total 5 1/2 acres							

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

Description When Made Cost

cleared about 9 acres - from purchase till 1941 - hired and own labour - heavy clearing
 constructed considerable amount of ditching (cedar covers) - ^{from} purchase till 1941 - partly own and partly hired labor.
 dug well with own labour in 1931 - fenced on 3 sides - 1935 own labour and bought material; planted about 30 fruit trees (mixed)
 cost about \$45.00

BUILDINGS	Type	Size	Finish	Date Built	Cost Material	Paid for Labour	Value of Own Labour	Allowance for Depreciation	Estimated Value	Cost
House & addition (2 storey, 7 rooms)	24 x 28) 15 x 24)	frame, wood foundation shingle roof, no cellar V joint varnished inside bedroom papered, fir floors, shingle roof		built 1931 addition 1938		hired labour & bought material -			1500.00	
shed	30 x 30	Posts & frame, shake roof, wood foundation		1935		own and hired labour, bought materials			150.00	
Garage	12 x 18	frame, shingle roof		1940		own and hired labour, bought materials			75.00	
Rhubarb house	18 x 50	frame, shingle roof		1940		own and hired labour, bought materials			350.00	

Comments re Appraiser's report not covered by above information: The appraiser states age of house at 20 years. It was built in 1931 and the addition in 1938; Woodshed was 7 years old (not 20); garage 2 years old (not 15) and rhubarb house 2 years old (not 15). I had 9 acres cleared (appraiser estimates 6 3/4 acres) no mention is made and no value given for fruit trees. The ditching looked after *my witness*. I am of the opinion that the valuation at \$1238.00 does not represent a fair value. COMMENTS: This property is very well located 1/2 mile from Pitt Meadows, B.C. This land is very good for fall berries. I believe that a fair value for this property, at the time it was sold would be at least \$4250.00.

EXHIBIT No. 855-3
 DATE 17 April 1948
 FILED BY *S. M. Ghermick*
 Signature *S. Suzuki*

Farm Appraisal Report

File No. **J.L.425**

Land Description **Pt. 10 ac. more or less of Lot 3 of Lot 12, Sec.36, Blk.6, Map. 4642.**
House No. **2265 Advent Road.** Containing **10** Acres

Owner's Name **Sadao SUZUKI** Post Office Address **Pitt Meadows, B.C.**

Nearest Rail Point **Pitt Meadows, B.C.** Distance **1/2 mile**

Market Town **New Westminster, B.C.** Distance **13 miles**

Church (give denomination) **Pitt Meadows, Protestant** Distance **1/2 mile**

Nearest School **Pitt Meadows** Distance **1/2 "**

State how property was identified: **Map location and corner posts.**

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

Has direct access to Advent Road.

Is this district a good one? **Fair - Co-operative marketing.**

Employment opportunity **Fair - 2 sawmills, brickyard, peat plant.**

Predominating Nationality and religion: **British - mixed**

Describe Fencing and its condition: **Fenced on North, South & West.** Value \$

Water supply: **From well.** Value \$

Electricity - Power available.

BUILDINGS ON FARM Lights installed.

4235

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE	24 x 28	frame	1 1/2	shgl	20	wood	fair	900.00
addn.	15 x 24	"						
Shed	30 x 30	posts & frame	1	shke	20	"	poor	75.00
BARN	x							
Garage	12 x 18	frame	1	shgl	15	"	fair	40.00
BARN	x							
GRANARY	x							
Rhubarb forcing hse	18 x 50	"	1	shgl	15	"	fair	200.00
	x							
	x							

Total present day value \$ **1215.00**

Total Value Buildings add to farm \$ **800.00**

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

Describe the basement and chimneys: **No basement, brick chimney on bracket.**

No. rooms downstairs? **5** Upstairs? **2** How finished **wood finish**

Are buildings painted? **No** Condition of paint

Distance from nearest bush **Approx. 200 yds.**

EXHIBIT No. **855-4**
DATE **17 April 1948**
FILED BY **R.M. Lernerick**

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
6.76	Level	sandy loam 12" to 18"	hard pan	Mixed small fruits.	60.00	405.60
Area which can be cultivated without cost other than for breaking.						
Area which can be cultivated after a reasonable amount of clearing timber, stones, drainage, etc.						
3.24	level	sandy loam 12" to 18"	hard pan	clearing stumping breaking	175.00 to 200.00	10.00
						32.40
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 \$ 438.00

Total added by buildings to value of farm \$ 800.00

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

Total value of farm \$ 1238.00

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

Property occupied by tenant. Land in fair condition but does not appear to be in a good state of fertility.

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

Suitable for mixed small fruit.

Noxious weeds: No serious weed condition.

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

Pitt Meadows Municipality
Ass.: Imp. - \$1000.00 Taxes: 1942 - \$28.35.
Land - \$1100.00
Maple Ridge Dyking District
4.74 acs. High Land Taxes: 1942 - \$ 7.44.

Date: July 6th, 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 3 day of July, 1942.

Inspector's Signature

"D. DODDING"

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

Farm Appraisal Report

Remarks: This is a fair holding and capable of further development by land clearing. The land to the north end of the property is slightly lower than at the south and is inclined to be wet with indications of a sour condition. Soil fertility throughout the property appears to be low.

The buildings are in fair condition but are very modest in type and construction.

(FOR ORCHARD LANDS ONLY)

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

NIL

ANNUAL COST OF IRRIGATION, DYKING AND DRAINAGE.

ORCHARDS, SMALL FRUITS, ETC.

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

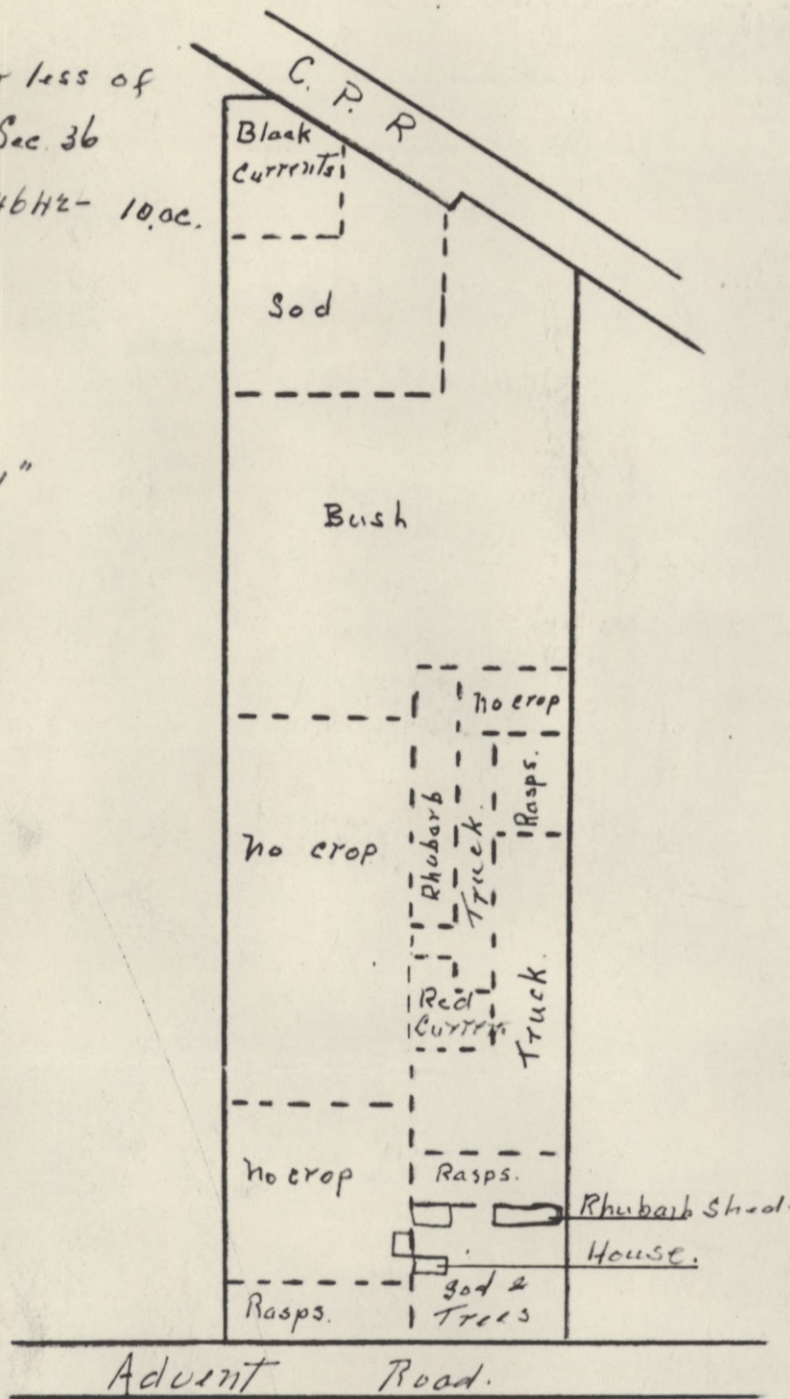
			<u>Present Value</u>
Red currants	poor	.18	\$
Black "	"	.23	\$
Rhubarb		.24	\$
Truck & Garden	only fair	1.02	\$
Raspberries		.78	\$
No crop		3.97	\$
Buildings & 30 fruit trees		<u>.34</u>	\$
		6.76	\$
Bush		<u>3.24</u>	\$
		<u>10.00</u> acres	\$
			Total \$

Amount fruit trees add to value of farm \$

Diagram of Property

Part 10 ac. more or less of
Lot 3 of Lot 12. Sec. 36
Blk. 6. Map 4642-10 ac.
S. Suzuki.

Scale - 200' - 1"



Following careful review of this appraisal report, it is my opinion that the present value is \$1200.00.....

Date 10th July, 19 42.

(SIGNED) I. T. Barnet
District Superintendent.

#37

S. SUZUKI
(Claimant's Name)

PERSONAL CHATTELS

14133
Reg. No.

<u>Description of Major Items (and particularly of goods lost, stolen or destroyed)</u>	<u>Approximate Date Purchase</u>	<u>New or Used When Purchased</u>	<u>Price Paid</u>	<u>Condition when Evacuated</u>	<u>Estimated value at Date of Evacuation</u>
1 Ford 1940 Truck (1/2 ton)	1941	used	800.00	good	700.00
1 kitchen stove	1942 (Mar.)	new	75.00	new	75.00
4 steel beds, springs etc.	(3) 1936	used	40.00	good	25.00
	(1) 1940	new	25.00	very good	20.00
1 motor cultivator	1940	new	175.00	good	150.00

EXHIBIT No. 85-5-5
DATE 17 apr 1948
FILED BY R. M. L. Herrinack

Description of Storage of Goods: Farm implements were stored in root house. Household articles stored in one room in house. House locked and key handed to custodian.

General Statement as to Chattels not Described above: The above chattels and all other chattels for which claim is being made and values estimated are set out in list attached to claim form. The Custodian was informed as to all the goods for which I am claiming at the time I completed my J.P. Form. In estimating values at time of preparing my claim, I mistakenly set values at cost to me. I have since been advised that this is an improper basis of valuation and have revised to allow for depreciation.

Additional Comments, if any:

S. Suzuki

Signature

SUZUKI, Sadao

	<u>Cost Price</u>	<u>Reduced By</u>
1942 - 1 kitchen stove	75.00	
1939 - 1 heater	11.50	4.00
1936-40 - 4 Bed and 4 mattresses	100.00	55.00
1932-37 - 4 table	25.00	7.00
8 chairs	20.00	4.00
1932-37 - 3 Bureaus	35.00	12.50
7 Blinds (abandoned)	7.00	7.00
Quite new 7 curtains (pairs)	17.50	3.50
used - 4 floor Linoleum	50.00	30.00
1932-39 - 3 Cupboards	30.00	18.00
well Pump)	17.50	17.50
sink) (abandoned)	6.00	6.00
13 light bulbs (abandoned)	1.50	1.50
1940 - 1 Power cultivator with motor	175.00	25.00
1937 - 2 Hand cultivator	17.00	7.00
1941 - 2 spray machines	32.00	7.00
1939 - 1 Scale	23.35	8.35
6 Saws	30.00	12.00
10 Hoes	12.50	2.50
2 Axes	4.00	1.00
3 Cutter Mattocks	4.00	1.00
8 spades and shovels	9.50	1.50
1 Wheelbarrow	7.00	2.00
2 Rakes	3.00	1.00
3 apple Boxes of Chinaware	100.00	40.00
Baby carriage, strawgerry boxes and wood (abandoned)	100.00	100.00
Souvenirs brought from Japan (abandoned)	50.00	50.00
TOTAL -	963.35	Total 424.35 reduction 322.35
	424.35	
	322.35	
	641.00	
	539.-	
CLAIM -		
Credit Custodian for sales (monies not yet sent)		
1 Power cultivator	125.00	
1 sprayer	3.60	
	<u>128.00</u>	
TOTAL net claim -	128.00	
	517.00	
	411	

ANALYSIS OF PERSONAL PROPERTY CLAIM

FILE No 4235

EXHIBIT No. _____

NAME Sadao SUZUKI

REG. No. 14133

DATE	INVENTORY	DETAILS OF CLAIM	SALES		SOLD WITH REAL PROP.	DECL. NOT FOUND
			AUCTION	TENDER &c		
DECLARATION <u>10 Apr 42</u>	TAKEN BY _____					
EVACUATION <u>16 Apr 42</u>	DATE <u>Reduced value</u>					
1 Heater	75.00	1 kitch. stove				
4 beds & mattresses	7.50	1 Heater				
1 Gramophone	45.00	4 beds & mattresses				
4 tables	18.00	4 tables				
8 chairs	16.00	8 chairs				
1 kitchen stove	22.50	3 bureaus				
1 well pump	00.00	7 blinds				
1 sink	14.00	7 curtains (pairs)				
3 bxs Kitchenware & chinaware	20.00	4 floor linoleum				
	12.00	3 cupboards				
7 window blinds	00.00	Well pump				
2 (hand) cultivator	00.00	Sink				
8 shovels	00.00	13 light bulbs				
10 hoes		1 power cultivator with motor				
6 X-cut saws	150.00		175	125		
1 saw	10.00	2 hand cultivators	17			
3 axes	25.00	2 spray machines	32	3 (1)		
3 mattocks	15.00	1 scale	23 35			
1 box carpenter tools	18.00	6 saws	30.00 12.50			
4 pcs linoleum	10.00	10 hoes	12 50			
1 tractor cultivator	3.00	2 axes	4			
	3.00	3 cutter mattocks	4			
	8.00	8 spades and shovels	9 50			
	5.00	1 wheelbarrow	7			
	2.00	2 rakes	3			
	60.00	3 apple boxes of china-ware	100			
	80.00	Baby carriage, strawberry boxes & wood	100			
	00.00	Souvenirs brought from Japan	50			
	<u>\$539.00</u>		<u>963 35</u>	<u>128 -</u>		

New Values

New Reappraisal

Goods valued by claimant at \$162.50	sold at auction for \$128.00	Goods val
" " " " " 15.00	no previous record	do
" " " " " 347.50	unaccounted for	do
" " " " " 14.00	fixtures.	do
<u>\$539.00</u>	<u>128.00</u>	

Goods val
do
do
do

VEHICLE:

EXHIBIT No 85-5-6
 DATE 17 apr 1948
 FILED BY D. W. Chumack

4235
14133

EXHIBIT No.

CASE No.

VENUE

SALES	TENDER &c	SOLD WITH REAL PROP.	DECL. NOT FOUND	NO RECORD AT ANYTIME	ABANDONED	NO ACCOUNT. THEFT &c	UNSOLD	FIXTURE	REMARKS
						75 - 11 50 100 - 25 - 20 - 35 -			
						50 - 30 -		7 - 17 50	
								17 50 6 - 1 50	
									For Auction Sheet See Ref #5
(1)				23 35		17 - 16 - 30 - 12 50 4 - 4 - 9 50 7 - 3 - 100 -			
				100 - 50 -					
				173 35		549 50		149 50	
			New Values	15 00		347. 50		14 00	

Goods valued at	\$191.	Sold at auction for	\$128.
do	173.35	No previous record	
do	549.50	Unaccounted for	
do	49.50	Fixtures	
	<u>\$963.35</u>		<u>\$128.</u>

VEHICLE: 1940 Ford Lt. Del. license (1942) C2447
4 tires, mileage 20257 miles when turned in to RCMP. See Ref#1

Appraised by McDermott Motors (Vanc) \$500.
Mileage at date of appraisal 20257 miles. See Ref#2

Marks Bros. offer to purch. 22 Jul 42 \$550.
Sold to Marks Bros. 18 Aug 42 \$550. See Ref#3

Suzuki advised 14 Jan 43: Gross 550.
Expenses 25.76
Net proc. 524.24 See Ref#4

VEHICLE 1-2-3-4

ROYAL CANADIAN MOUNTED POLICE

Detachment

Seizure No. FOR USE WHEN APPLICABLE

EXHIBIT REPORT

PP

Detachment File No.
Sub-Division File No.
Division File No.
Headquarters File No.

Detachment
Sub-Division
Division
Date

19

RE:-

On Sadao SUZUKI Harris Rd Pitt Meadows B C
19, I
42 Goodfellow MEMBER'S NAME

Came into possession of the following goods by:-

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	(42) G2447 TIRE NUMBERS 4 Ford (40) Truck 1B13 1B13 20257 Good
	EXTRA EQUIPMENT	None
	DESCRIPTION & CONDITION VERIFIED	Good <i>Sadao Suzuki</i> Signature of Owner Japanese Registration No. 14133
	Handed over to representative of Custodian whose signature in receipt thereof appears hereunder <i>J. G. Aron</i>	EXHIBIT No. 855-7 DATE 17 apr 1948 FILED BY P. M. Cherniack SIGNATURE OF MEMBER SUBMITTING REPORT

DATE:

2

McKermack
Mustang

C. O. 198-2500-2-40

USED CAR APPRAISAL RECORD

NAME T. J.

ADDRESS Govt.

Paint	\$	✓	Make <i>Ford</i>
Tires <i>4 new</i>	\$	✓	
Body & Fenders	\$	✓	
Glass	\$	✓	Body Style <i>Relimp. open</i>
Top	\$	✓	
Nickelling	\$	✓	
Radiator	\$	✓	Year <i>39.</i>
Running Boards	\$	✓	
Mats & Kick Pads	\$	✓	
Upholstery	\$	✓	License <i>62447</i>
Hardware	\$	✓	
Motor Expense	\$	✓	
Transmission	\$	✓	Serial <i>1B13</i>
Rear Axle	\$	✓	
Universal Joints	\$	✓	
Clutch	\$	✓	Mileage <i>20257.</i>
Steering	\$	✓	
Brakes	\$	✓	
Tighten Up	\$	✓	Remarks <i>No spare.</i>
Muffler	\$	✓	
Sundries	\$	✓	
Wash & Clean Motor	\$	2.50	
Clean Interior	\$	2.00	
Oil & Grease, Change	}	\$ 4.50	
Oil & Check Over			
Total	\$	<i>6.00</i>	

Mod. interested in Selling price \$ 500.00

Salesman Less Repairs \$

Date 11. 1948 Appraised By H. Grouse Allowance \$

For immediate acceptance only.

REDIFORM - PATENTED - BURT BUSINESS FORMS LIMITED 9136

EXHIBIT No. 855-8
DATE 17 April 1948
FILED BY R. M. McKermack



EXCLUSIVE CONNECTION WITH WESTERN UNION CABLE SERVICE

FORM 601

CANADIAN NATIONAL

W. M. ARMSTRONG, GENERAL MANAGER
TORONTO

TELEGRAPHS

CLASS OF SERVICE DESIRED

FULL RATE MESSAGE	<input checked="" type="checkbox"/>
DAY LETTER	<input type="checkbox"/>
NIGHT MESSAGE	<input type="checkbox"/>
NIGHT LETTER	<input type="checkbox"/>
EVENING & SUNDAY	<input type="checkbox"/>

PLACE X OPPOSITE
SERVICE DESIRED

RECEIVER'S No.

TIME FILED

CHECK

Send the following message, subject to the terms on back hereof, which are hereby agreed to

April 14th

19 48

To **Sadan Sadao Suzuki**
Homewood, ~~Manitoba~~ Manitoba.

IN CONNECTION WITH YOUR JAPANESE CLAIM PLEASE REPORT
AT THE COURT HOUSE WINNIPEG ON SATURDAY SEVENTEENTH
AT NINE AM INSTEAD OF MONDAY THE NINETEENTH.

A. WATSON, SECRETARY

JAPANESE PROPERTY CLAIMS COMMISSION

37/1/48

CANADIAN NATIONAL TELEGRAPH COMPANY

(operating its own lines and those of the Great North Western Telegraph Company, the Grand Trunk Pacific Telegraph Company and Canadian Government Railways).

HEREINAFTER CALLED THE COMPANY.

ALL MESSAGES ARE SUBJECT TO THE FOLLOWING CONDITIONS, WHICH HAVE BEEN APPROVED BY THE BOARD OF RAILWAY COMMISSIONERS FOR CANADA, UNDER GENERAL ORDER 162, DATED MARCH 30TH, 1916, AND ORDER 49274 DATED 5TH DECEMBER, 1932, WHICH ORDERS WERE PUBLISHED IN THE CANADA GAZETTE ON DECEMBER 24TH AND DECEMBER 31ST, 1932, AND JANUARY 7TH, 1933.

It is agreed between the sender of the message on the face of this form and this Company that said Company shall not be liable for damages arising from failure to transmit or deliver, or for any error in the transmission or delivery of any unrepeatable telegram, whether happening from negligence of its servants or otherwise, or for delays from interruptions in the working of its lines, for errors in cipher or obscure messages, or for errors from illegible writing, beyond the amount received for sending the same.

To guard against errors, the Company will repeat back any telegram for an extra payment of one-half the regular rate; and, in that case, the Company shall be liable for damages suffered by the sender to an extent not exceeding \$200.00, due to the negligence of the Company in the transmission or delivery of the telegram.

Correctness in the transmission and delivery of messages can be insured by contract in writing, stating agreed amount of risk, and payment of premium thereon at the following rates, in addition to the usual charge for repeated messages, viz.: one per cent for any distance not exceeding 1,000 miles, and two per cent for any greater distance.

This Company shall not be liable for the act or omission of any other Company, but will endeavour to forward the telegram by any other Telegraph Company necessary to reaching its destination, but only as the agent of the sender and without liability therefor. The Company shall not be responsible for messages until the same are presented and accepted at one of its transmitting offices; if a message is sent to such office by one of the Company's messengers, he acts for that purpose as the sender's agent; if by telephone, the person receiving the message acts therein as agent of the sender, being authorized to assent to these conditions for the sender. This Company shall not be liable in any case for damages, unless the same be claimed, in writing, within sixty days after receipt of the telegram for transmission.

No employee of the Company shall vary the foregoing.

CLASSES OF SERVICE

TELEGRAMS

A full-rate expedited service.

NIGHT MESSAGES

Accepted up to midnight at reduced rates, to be sent during the night and delivered on the morning of the next day after their date. At places where the Company's offices are not open on Sundays, delivery will be made on the morning of the next ensuing business day.

DAY LETTERS

A deferred day service at rates lower than the standard telegram rates as follows: One and one-half times the ten-word day message rate for the transmission of 50 words or less, and one-fifth of the initial rate for such 50 words for each additional 10 words or less. The minimum charge for transmission over the Company's lines of any Day Letter will be 45 cents.

Day Letters may be forwarded by the Company as a deferred service, and the transmission and delivery of such Day Letters are, in all respects, subordinate to the priority of transmission and delivery of full-rate messages.

Day Letters may be delivered by the Company by telephoning the same to the addressees, and such deliveries shall be a complete discharge of the obligation of the Company to deliver.

Day letters are received subject to the express understanding and agreement that the Company does not undertake that a Day Letter shall be delivered on the day of its date absolutely and at all events, but that the Company's obligation in this respect is subject to the condition that there shall remain sufficient time for the transmission and delivery of such Day Letter on the day of its date during regular office hours, subject to the priority of the transmission of full-rate messages under the conditions named above.

NIGHT LETTERS

Accepted up to midnight at reduced rates, to be sent during the night and delivered on the morning of the next day after their date. At places where the Company's offices are not open on Sundays, delivery will be made on the morning of the next ensuing business day. The rates for Night Letters are still lower than the standard Night Message rates, as follows: The standard day rate for 10 words for the transmission of 50 words or less and one-fifth of the initial rate for such 50 words for each additional 10 words or less. The minimum charge for transmission over the Company's lines of any Night Letter will be 30 cents.

Night Letters may, at the option of the Company, be mailed at destination to the addressees, and the Company shall be deemed to have discharged its obligation in such cases with respect to delivery by mailing such Night Letters at destination, postage prepaid.