

699

INFORMATION FROM R.C.M.P.

DATE Aug. 9/43

File No. 699

11 Name SHIMANO, Matsuo
(Surname in Block Letters)

Registration No. 06311

☒ Male - Female
(Check)

Age Dec. 7, 1912

Former Address Terra Nova Cannery, Eburne, B. C.

Date Evacuated 17/9/42

☒ Naturalized - Canadian-Born - National
(Check)

Present Address

Sigon, B. C.

63 Superior Ave., Mimico Ont

29/11/47

379 Colborne St, Montreal, Que (24/5/44)

☒ Married - Single
(Check)

Name of Wife ^{nee} (NISHIHARA) Namiko

Name of Husband

Name of Mother ^{nee} SAINAKA, Sai

Name of Father Kyutaro #05363

Names of Children under 16

Etsuko (F) 30/4/43

Isabel (F) 14/8/35

Minoru Frank (M) 19/3/28

Requested by E.C.T.

Registered with Custodian

(Yes or No)

Additional Information

Fisherman. Owner of 2245 N.W. Navy & #014 N. N.W.

30/200/11

BUREAU HASTINGS PARK

EXHIBIT NO.

FILE No.

OFFICE OF THE CUSTODIAN

FILLED BY

JAPANESE SECTION

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

PERSONAL INFORMATION

NAME: SHIMANO, MatsueHOME ADDRESS: Terra Nova Cannery, Eburne, B.C.REGISTRATION NUMBER 06311 SEX: Male AGE: 39OCCUPATION: Fisherman

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

EMPLOYER: B.C. Packers, Terra Nova Cannery, Eburne, B.C.MARRIED? YesNAME OF WIFE OR HUSBAND: NAMIKOADDRESS OF WIFE OR HUSBAND: Terra Nova Cannery, Eburne, B.C.NAMES OF ANY LIVING CHILDREN: ETSUKO (F) MITSUYE (F) MINORI (M)ADDRESS OF CHILDREN: Terra Nova Cannery, Eburne, B.C.AGE OF CHILDREN: 9, 6, and 4 yrs.

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

R 1. LOCATION AND DESCRIPTION: Part of A5 Sec. 4, Block North 4 Range West 7, Map #7992, \$1306. The Corporation of Richmond, B.C.

2. BUILDINGS AND OTHER IMPROVEMENTS:

None

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

None4. TAXES (Amount and where payable) ~~TAXES~~ \$31.65 paid to Corp. of Richmond, B.C. for 1942 taxes

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

Brother SHOGORO, has half-interest in the land

6. OCCUPANCY AND LEASES (If vacant so state)

Vacant

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: New Westminister, B.C.
In Land Registry Office at
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: Brother SHOGORO, half-interest
9. IF FARM LAND STATE CROPS SOWN Potatoes

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: Cabin at Terra Nova, Eburne, B.C.

2. LANDLORD'S NAME AND ADDRESS: B.C. Packers, Eburne, B.C.

3. PARTICULARS OF LEASE AND RENT AND DATE TO WHICH PAID:
Deduction of \$4 per Acre for rent

4. STATE WHEREABOUTS OF LEASE: None

5. SUB-TENANTS, IF ANY (Give name, address, rent and to what date paid) None

6. IF FARM LAND, PARTICULARS OF CROPS SOWN: None

STATEMENT OF PERSONAL PROPERTY OWNED:

1. GIVE BRIEF DESCRIPTION AND STATE LOCATION OF FURNITURE, FIXTURES, EQUIPMENT AND MACHINERY, STOCK IN TRADE AND PERSONAL EFFECTS:

- 1 Motor boat "Reg. #2245" Naval number 0148 New Westminister, \$1,000.00
In custody at New Westminister, B.C. Fishing nets, etc., left at Terra Nova.
Gannery, Eburne, B.C. o/e B.C. Packers Ltd. Valued at \$1306.40
Household effects, etc., left with father KYUTARO SHIMANO at Terra Nova Gannery, Eburne, B.C. valued at \$867.00 As per list on back

2. HORSES, LIVESTOCK AND OTHER ANIMALS, POULTRY AND PETS: None

3. GIVE THE NAME AND ADDRESS OF ANY PERSON HAVING ANY INTEREST IN, OR CLAIM ON ANY SUCH PROPERTY: None

4. INSURANCE CARRIED ON ABOVE PROPERTY: None5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF
OTHERS: None6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom) None

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

\$50 Victory Bond #K-4H, 1951 maturity, #425391, in owner's possession\$20 War Savings Certificates8. BANK ACCOUNTS: Bank of Montreal, corner Main & Hastings St. Vancouver, B.C.
\$1200.009. LIFE INSURANCE: Sun Life Assurance Co. Vancouver, B.C. \$1,000.00. Number unknownBeneficiary wife NAMIKO. In own possession

10. INTEREST IN ANY ESTATES OR TRUSTS.

None11. SAFETY DEPOSIT BOX: None

LIABILITIES:

1. PERSONAL DEBTS: None2. TRADE DEBTS: NoneREMARKS: None

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

Dated this 8 day of April 1942.(Signature) M. A. S. Shimano

Witness

FOR DEPARTMENTAL USE

REAL PROPERTY SUMMARY

October 10, 1946.

JAPANESE NAME: SHIMANO, Matsuo - Reg. No. 06311 - File No. 699
SHIMANO, Shogoro - Reg. No. 05688 - File No. 1743

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

PROPERTY ADDRESS: Richmond, B. C.

LEGAL DESCRIPTION: Part 6.09 acres more or less of Lot 3, Section 4, Block 4 North, range 7 West, Map 457 as shown and lettered "A" on Sketch deposited No. 4642, save and except part 1.26 acres as shown on Sketch deposited No. 7992, Municipality of Richmond, District of New Westminster.

CLASSIFICATION: Small farm

ASSESSED VALUE: Land \$1,306.00 Annual Taxes \$31.63
Improvements —

TITLE: registered in the names of Matsuo SHIMANO and Shogoro SHIMANO as Tenants in Common.

ENCUMBRANCES: Nonregistered and no indication of any unregistered.
Vesting Order No. 24250 - July 2, 1942.

HISTORY OF
ADMINISTRATION:

The Custodian's representative reports on April 30, 1942: "Approximately 4½ acres. There are no buildings on the property. The land is approximately one half in vegetable market crop and the other half in hay crop."

The file reveals that a Mr. Jamieson, of the Terra Nova Cannery, claims that the Shimano brothers gave him a potato crop for looking after the property. However, this plot was dug and sold, and the sum of \$12.00 was received by the Custodian - \$6.00 was credited to the account of Shogoro and \$6.00 was credited to the account of Matsuo.

In 1943 a lease arrangement was entered into with one Lum Poy, for this property and the adjoining property, which belonged to another brother, Keishiro Shimano - File No. 1739, for the sum of \$360.00 for the year of 1943. A division was made as follows: \$240.00 to be credited to Keishiro Shimano and \$120.00 to be credited to the joint account of Matsuo and Shogoro Shimano.

Sold to The Director, The Veterans' Land Act for the sum of \$712.00, and adjustments were calculated as of January 1, 1943.

Real Property Summary

October 10, 1946.

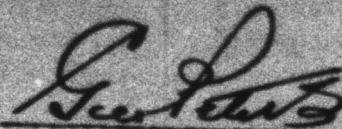
- Page 2 -

Funds were released to the joint account of Matsuo and Shogoro Shimano on January 12, 1944.

Certificate of Title No. 165943-E was delivered to The Director on January 17, 1944.

A complete statement of the transaction was forwarded to Matsuo and Shogoro Shimano on April 19, 1944.

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



George Peters,
Office of the Custodian.

GP/EL

25 August, 1948

REAL PROPERTY CLAIM

CLAIMANTS

Matsuo SHIMANO
Shogoro SHIMANORegn No 06311 File 699
05688 1743PROPERTY SUB-
JECT OF CLAIMPt 6.09 ac n/1 of Lot 3, Sec 4, B4N/7W, Map 457 as shown (VLA)
"A" on Sketch 4642 save and except pt 1.26 ac as shown on
Sketch 7992, Mun. of Richmond, D.N.W.

CLAIM

Two separate claims entered by above brothers, both identical as to detail

Est. value of land

\$1500.

Claimed under para. 4(e)(iii)

60.

\$ 1560.

Received from Custodian

693.

(Correct gross \$712)

ALLEGED LOSS

867.

REFERENCESHISTORY

- RP.1 J.D. Mather's report d/30 Apr 42 gives brief description of land.
- RP.2 C/E #52054 d/6 Jul 43 notes Regd. Dyking Charge, Vesting in Custodian, Registered in the names of both Claimants.
- RP.3 Assessed 1943: Land 1300.
Improvements nil
1943 rates 28.73
Dyking chge 2.90
31.63
- RP.4 Appraised by VLA 16 Jul 42 \$700.00
- RP.5 Sold to VLA as at 1 Jan 43 \$712.00

NOTE: No appraisals nor offers to purchase other than VLA received.
No photographs of property on file.

JC/..

October 9, 1946.

PERSONAL PROPERTY SUMMARY

Re: Matsuo SHIMANO

Reg. No. 06311

Chattels: See Chattel Summary

Specified Articles: There are no Cameras, radios, Fire Arms or Motor Vehicles revealed in the registration or the file.

Vessels: The file reveals a fishing vessel, "M.S." which was sold through the Japanese Fishing Vessels Disposal Committee and the proceeds paid direct to Matsuo Shimano. No date of payment is given.

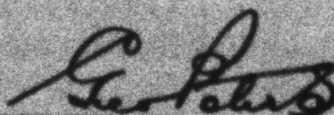
Bank Account: \$1,200.00 in the Bank of Montreal, Corner of main & Hastings Streets, Vancouver, B. C. - no action required by Custodian.

Life Insurance: \$1,000.00 policy with the Sun Life Assurance Company in owner's possession - no action required by the Custodian.

Stocks, Bonds, etc: \$50.00 Victory Bond in owner's possession and \$20.00 in War Savings Certificates in owner's possession - no action required by the Custodian.

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

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



George Peters,
Office of the Custodian.

GP/EL

SUMMARY TAKEN FROM VESSELS RECORDS

Date: April 29, 1944

Name: SHIMANO, Matsuo

Reg. No. 06311

File: 699

Boat File No.: JFVDC 544

Name of Vessel: "M.S." 31'x7'x3' (1935) Easthope 7 HP

Lic. or Reg. No.: New Westminster 2245

Naval No.: NW.014-H

Owner's Valuation: \$1,000.00

JFVDC Valuation: 604.00 - Survey #508

Custodian Valuation: None

Date of Sale: May 6, 1942

Purchaser: British Columbia Packers Ltd.

Signature on Sales Papers: No copy

Selling Price: \$675.00

Paid to JFVDC ~~on Custodian~~: 675.00

Supervision Costs: 9.25

Balance due Owner: 665.75

Paid to: Matsuo SHIMANO

Location of Boat at Sale: New Westminster

Claims Against Canadian Govt.:

Inventory Claim #436- B. C. Packers Ltd - \$60.65 *Dep't of Fisheries*

Additional Information:

*J. Macdonald
Aug 15/46*

File No. 699

October 10, 1946.

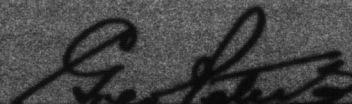
CHattel SUMMARY

Re: Matsuo SHIMANO
Reg. No. 06311
Evacuated Sept. 17/42

Chattels declared by Matsuo Shimano are dealt with on his brother's file - see copy of Chattel Summary.

Nets found and inventoried by the Custodian, and sold by the Cannery - see Net Statement dated February 19, 1944.

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



George Peters,
Administration Department.

GP/EL

File No. 1739

October 10, 1946.

CHATEL SUMMARY

Re: Keishiro SHIMANO

Reg. No. 04933

Executed April 21/42

EXPLANATION: Ryutaro Shimano, the father, living at Terra Nova, N. C., declared no chattels, with the exception of a few fishing nets which are being dealt with on his file - No. 10480. His son, Keishiro Shimano, File No. 1739, who was the owner of real property in Staverton, declared chattels, another son, Matsuo Shimano, File No. 699, declared chattels left with his father, a third son, Shiguro Shimano, File No. 1743, declared carpenters' tools left in care of his father, and a daughter, Kuniho (Mrs. Hidetoshi) Yasunobu, declared chattels stored at Terra Nova. It was found, however, that the son, Keishiro, was the only owner of a house situated in that district, so we must assume that all the chattels were stored in his house.

When the goods were removed from Keishiro's house on March 11, 1943, they were all removed under his name and it was impossible for this office to identify goods removed or auctioned as claimed by the Shimano family.

All goods sold at auction were credited to Keishiro's account. However, on April 2, 1943, Hideo, a brother, was allowed into the Protected Area and sold certain goods - see Schedule. The goods left with Mr. Jamieson are covered by a blue memo, dated October 9, 1945. The proceeds from the auction sales credited to Keishiro, are being sent to him and we are writing to each member of the Shimano family to make their arrangements between them for settlement of these funds.

The above Summary is certified to be in accordance with the information on files


George Peters,
Office of the Custodian.

GP/EL

Copies for Files Nos. 699, 1743, 10492 & 10480

October 2, 1946.

CHattel ScheduleRe: Matsuo SHIMANO
Reg. No. 06311GOODS DECLARED - APRIL 3, 1942.

Sewing machine
1 Clock
Needle filling machine
1 Bureau
1 Linoleum
3 Beds
6 Chairs
2 Stoves
2 Gasoline stoves
3 Tables
1 record player
5 Window Shades
8 Curtains
5 Picture frames
1 Trunk
5 Dos. dishes
3 Dos. plates
3 Dos. rice bowls
4 Dos. cups
10 Sets of knife, fork and spoon
3 Kettles
15 Pans
Breakfast set (30 pcs.)
Garden tools (5)
Food - miscellaneous
2 Buckets
2 Washing basins
1 Floor mop
2 Brooms
2 Silver cake plates
1 Mat
10 Light globes
5 Boards of wood
1 Joycycle
1 Pair of roller skates
1 Suit
2 Hand saws
2 Plains
1 Cross cut saw
3 Clamps
1 ignition coil
Carpenter tools \$20

SHIPPED - NOV. 3, 1943.

2 Springs
1 Mattress
6 Brooms
1 Mop
2 rolls linoleum
1 Coil garden hose
2 Sets bed ends
1 Side irons
5 Boxes
3 Cartons

All these are left in care of father, Kyutaro SHIMANO,
at Terra Nova, B. C.

GP/EL

March 8, 1946.

Re: Matsuo SHIMANO
Reg. No. 06311

The following table is extracted from record books received from the B. C. Packers Co., covering their TERMA NOVA CANNERY net house. The Japanese Fish Collectors were instructed to have the Japanese fishermen enter in these record books, the nets which were left by them in the company net houses.

The original record books are in the hands of Mr. F. G. Sheafe, Director.

Japanese No.	Net Description	Value
1	6/50 x 7 $\frac{1}{2}$ x 60 x 220	no lines \$170.00
2 & 3	5/50 x 6 $\frac{1}{2}$ x 60 x 200	lead line 175.00
4	5/50 x 5 $\frac{1}{2}$ x 53 x 200	no lines 100.00
5	9/50 x 9 x 60 x 160 (Mr. Dave)	" " 160.00
6	5/50 x 5 $\frac{1}{2}$ x 50 x 200	" " 150.00
7	9/50 x 8 $\frac{1}{2}$ x 54 x 130	" " 100.00
8	9/50 x 9 x 14 x 150	" " 15.00
9	9/50 x 9 x 10 x 120	" " 5.00
10	1 Bunch of 4 pieces	13.00
14	1 Cork line - 200 fathoms	35.00
15	1 " " - 200 "	30.00
16	1 " " - 150 "	25.00
17	1 " " - 200 "	25.00
18	1 Lead line - 150 "	15.00
19	1 " " - 200 "	27.00
20	1 " " - 200 "	25.00
21	70 cedar floats 6"	1.40
22	1 net 9/40 x 9 $\frac{1}{2}$ x 20 x 50 (new) 13 $\frac{1}{2}$ lbs.	40.00
24	1 only flat bottom row boat	15.00

E. B. Bickon

SHIMANO, Matsuo,
Registration No. 06311,
File No. 699.

February 19, 1944.

NET STATEMENT

<u>Cust. No.</u>	<u>Description</u>	<u>Japanese Value</u>	<u>Purchase Price</u>
2172	6/50 x 7 $\frac{1}{2}$ x 60 - 200	\$170.00	\$ 43.00
2213	9 x 14 - 150 fa.	15.00	7.50
2214	5/50 x 6 $\frac{1}{2}$ x 60 - 200	175.00	15.00
2215	5/50 x 5 $\frac{1}{2}$ x 53 - 200	100.00	25.00
2229	9/40 x 9 $\frac{1}{2}$ x 20 - 50	40.00	30.00
Cannery	5/50 x 5 $\frac{1}{2}$ x 50 - 200	150.00	88.50
Cannery	9/50 x 9 x 60 - 160	160.00	110.00
Cannery	pc. second hand net		3.00
TOTAL SALES.....			\$322.00

2227 9/50 x 8 $\frac{1}{2}$ x 54 0 130
9/50 x 9 x 10 - 120
5/50 x 6 $\frac{1}{2}$ x 50 - 150
70 6" cedar floats

\$100.00
5.00
180.00
1.40

*Never inventoried
by customs
Inventoried
by
Milling*

Above nets and corks ~~uninventoried~~ for *Milling*

Note: Matsuo also declares a rowboat. This is possibly the same as that inventoried under Keishiro Shimano (brother) but not declared by him, sold for \$15.00 and credited to File No. 1739.

(Information supplied by Ins. Co.)

LIFE INSURANCE

Name Mr. Matsuo Shimano

File No. 699

Shoan B.C.

Reg. No. *06511*

Company Sun Life

Agency Vancouver

Policy No. 813999

Premium - \$ 41.15

Payable: ^X Annually, Semi-annually or monthly

Month October Day 1

REMARKS:

Letter sent 26/11/43

(1743) #516 in Mr. Read's office
int.

Interview

Registration Number 05688

SHIMANO, Shogoro

Terra Nova Cannery, Eburne, B. C.

LOCATION AND NATURE OF PROPERTY

Land correctly described in Form "JP".

OWNERSHIP

I did not inspect the Certificate of Title, which is said to be in the Land Registry Office at New Westminster. A brother of Shogoro Shimano, one Matsuo Shimano, is said to own a half interest in the property.

LAND AND BUILDINGS

The house is a 10 room frame, shingle roof building, in fair condition and is at present occupied jointly with his father.

— wrong
vacant land

TAXES

Taxes amounting to \$31.63 paid for 1941.

FINANCIAL POSITION

Claims to have no liabilities. There is a quantity of carpenter's tools, as stated in Form "JP" and I consider the value given exceedingly high. Replacement cost would not exceed \$100 in their present condition.

RECOMMENDATION

On evacuation, I would recommend that the carpenter's tools be stored and the house handed to A. E. Austin & Co., for rental.

April 30, 1942.

A. Mather

699 699 RP I
Registration Number 06311

SHIMANO, Matsuo

Terra Nova Cannery, Eburne, B. C.

LOCATION AND NATURE OF PROPERTY

Approximately 4½ acres, which is properly described in Form "JP".

OWNERSHIP

The property is owned jointly by Matsuo Shimano and his brother, Shogoro Shimano. I have been unable to examine the Title, which is said to be deposited in the Land Registry Office at New Westminster. *Interviewed*

LAND AND BUILDINGS

There are no buildings on the property. The land is approximately, half in vegetable market garden and the other half in hay crop. The owner is living in a portion of his father's house adjoining.

TAXES

Taxes amounting to \$38.37, paid to December 31, 1941.

FINANCIAL POSITION

Claims to have no liabilities. Inventory on the back of Form "JP" has been checked and found to be correct. There is attached hereto, a list of Nets, which has been obtained from a Receipt from the Terra Nova Cannery.

RECOMMENDATIONS

I would recommend that the land herein described, be rented for the duration and that A. E. Austin be appointed to manage same. I would further recommend that the Nets, as per inventory, be sold.

April 30, 1942.

A. Mather

Farm Appraisal ReportFile No. J.L. 529

Land Description Part 6.00 acc. of Lot 3, Sec. 4, Blk. 4N., Rgr. 7W., Map 457, "A" on Sketch 4442, except part 1.26 acc. on Sketch 7992 & Vesting Order 24250.
Containing 4.835 Acres

Owner's Name Shogoro & Matsuo SHIMANO Post Office Address R.R. 1, Burnaby, B.C.

Nearest Rail Point Gambie, B.C.M. Rly. Distance 3

Market Town Good local deliveries & Vancouver Distance 6 - 8

Church (give denomination) All denominations within Distance 3 mi.

Nearest School Bridgport (School Bus) Distance 3

State how property was identified: Posts, Road, Map.

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

Yes, the .30 of a chain is the legal access from Road NORTH & road frontage on South.

Is this district a good one? Yes, both large & small holdings.

Employment opportunity Varied. Farm work, fishing & industrial. EXHIBIT No. 1184-3

Predominating Nationality and religion: British, Protestant. DATE Oct. 23/48

Describe Fencing and its condition: Negligible Value \$

Water supply: City water available on road. Value \$

BUILDINGS ON FARM

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE	X	NO BUILDINGS						
	X							
	X							
BARN	X							
	X							
BARN	X							
	X							
GRANARY	X							
	X							
	X							
	X							
	X							

Electric light available at North end.

Total present day value \$

Total Value Buildings add to farm \$

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

Describe the basement and chimneys:

No. rooms downstairs? Upstairs? How finished

Are buildings painted? Condition of paint

Distance from nearest bush

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
4.835	flat 4.835 ac	silty clay 16" - 18"	good clay	Seeded to clover to help smother smart weed.	150.00	725.25
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
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	

4.835 ac Total value of Land \$ 725.25

Total added by buildings to value of farm \$

Total fruit trees add to value of farm (for use in orchard districts only) \$ 925.25

Total value of farm \$ 725.25

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

Mr. Jamison, local resident, has seeded practically the whole to clover. Weeds are way ahead of clover now, but next year clover will beat the weeds.

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

Noxious weeds: A mass of smart weed.

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

Corporation of the Township of Richmond.
\$31.63. Minimum Water Charge would be \$24.00 per annum.

Date: July 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 13 day of July 1942.

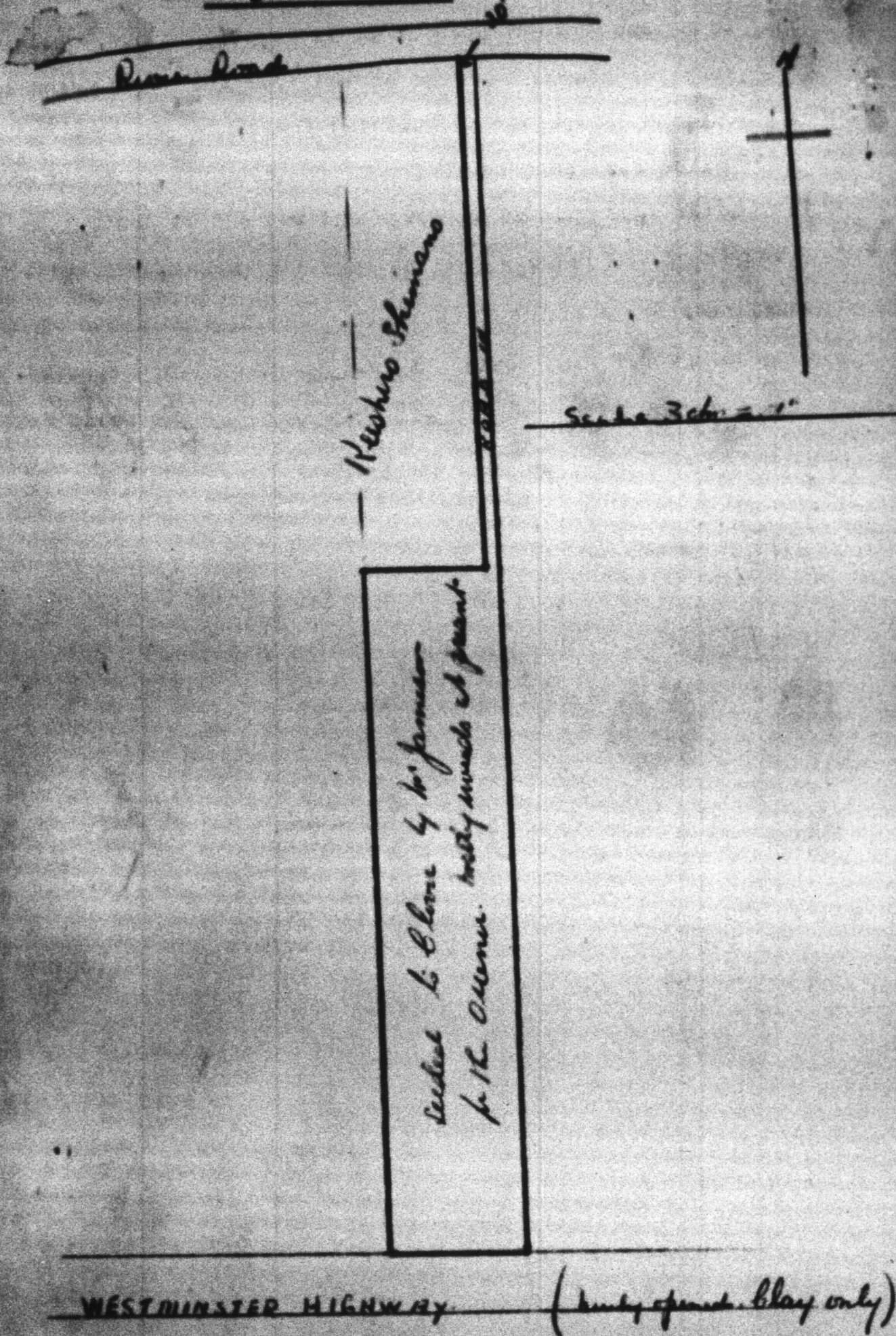
Inspector's Signature

"T. GODFREY"

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

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 \$ 700

Date 16th July, 1942

(SIGNED) I. F. Barnett
District Superintendent.

October 21, 1946.

REGISTERED MAIL

Mr. Matsuo SHIMANO,
Registration No. 06311,
379 Chatham Street,
Montreal, Quebec.

Dear Sir:

We have now reviewed the files of you and your brother, Shogoro, and we are enclosing herewith our cheque for \$693.00, being the entire balance of your joint account with Shogoro. The entire amount is being sent to you on the authorization of your brother, who requested that all money from this account be sent to you.

On your evacuation you declared that you left all chattels in care of your father. We found, however, that the only chattels found were in the house of your brother, Keishiro, at 703 No. 1 Road, Steveston. When these chattels were removed it was impossible to distinguish your's from your brother's and the proceeds from auctions have all been credited to Keishiro's account. Would you kindly make your own arrangements with your brother as to the division of these funds. We are enclosing herewith a copy of a letter being forwarded to him.

We are also enclosing a cheque in the amount of \$13.05, being the balance of your single account with the Custodian, derived from the sale of fishing nets.

Would you kindly acknowledge receipt of these two cheques.

Yours truly,

George Peters,
Office of the Custodian.

GP/EL
Enc. (3) - Cheque for \$693.00
Cheque for \$13.05
Copy of letter

cc to Shogoro SHIMANO.

1739

REGISTERED MAIL

October 21, 1946.

Mr. Keishiro SHIMANO,
Registration No. 04933,
603 McIntosh Street,
Fort William, Ontario.

Dear Sir:

Your file has now been completely reviewed, and we are enclosing herewith our cheque in the amount of \$1,386.00, being the entire balance of your account with the Custodian.

Upon evacuation, your brothers, Shogoro and Matsuo, and your sister, Kumiko, declared certain chattels which were to be left in your father's home. However, this house was situated on property owned by you, and the only chattels found were those situated in your house.

Your brother, Hideo, was allowed in the Protected Area in April, 1943, and he sold a tractor, a cultivator, a disc cultivator and hiller, and a set of 2 section harrow, in the amount of \$400.00. This was credited to his account and has been forwarded to him. He also took away with him a number of articles.

Hideo left with Mr. Jamieson, of the Terra Nova Cannery, a washing machine, a bicycle and sewing machine, and he left another sewing machine with Mr. E. House. We understand from Mr. Jamieson that these articles have been shipped to your family with the exception of a bicycle, which was auctioned.

Although your brother, Yoshio, and sister, Chisuko, declared no chattels in the Protected Area we note, by their files, that they have made enquiries with reference to their chattels. It appears that you are acting as a family group and as we cannot identify the goods removed and auctioned, we have credited all the proceeds from the sales to your account and we would ask you to make arrangements as to the division amongst your family.

Goods were also shipped to your father on his request. A separate cheque is going to your father, covering fishing nets, etc., which were found in his name.

F.T.O.

Kindly acknowledge receipt of the above-mentioned cheque.
Yours truly,

George Peters,
Office of the Custodian.

Gr/lt.
Enc. - Cheque for \$1,366.00

cc to Matsuo SHIMANO, File No. 699
- Inogoro SHIMANO, File No. 1743 -
- Ryutaro SHIMANO, File No. 10680 -
- Hideo SHIMANO, File No. 11694 -
- Yoshio SHIMANO, File No. 2720.
- Chitako SHIMANO, File No. 10679 and
- Kunitko IASUMI, File No. 10692 -

Name of Claimant **SHIMANO, Matsuo**
Shogoro
 Custodian File

Case **1184**

499 & 1742

<u>REAL PROPERTY</u>										Total
Greater Vancouver		Rural (except V.L.A.)			V.L.A. (except Mission Village)		V.L.A. Mission Village			
Sale Price	5% thereof & 12.50	Sale Price	10% thereof	Charges 12.50 & Comm.	Sale Price	Total Award 80% of all Sale Prices % of Amount Total	Sale Price	Total Award 125% of all Sale Prices % of Amount Total		
					712.	392.25				392.25
<u>PERSONAL PROPERTY</u>										
Motor Vehicles		Boats and Boat Gear								
Sale Price	25% thereof	Sale Price	Nelson Bros. 23.5% of Sale Price	Other Sales 28.5% of Sale Price	Equipment charges paid to purchasers in error. Repay to owners	Amount of Claims for Boat Gear Declared & Not Found & Recorded Now Missing	45% of amount in next preceding column			
<u>NETS</u>										
Total award for Nets plus Sale Price		Total Claim for Nets Sold, Declared Not Found and Recorded Now Missing		Percentage Total Award to Total Claim		Claim for Nets Sold Declared Not Found, & Recorded Now Missing		Apply % ratio to Claim	Deduct Custodian Sale Price	
<u>MISCELLANEOUS 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			
TOTAL RECOMMENDATION										392.25

IN THE MATTER OF THE INQUIRIES ACT
PART I, REVISED STATUTES OF CANADA 1927, CHAPTER 22.

INDIAN PROPERTY CLAIMS COMMISSION

BEFORE

HIS HONOUR, JUDGE M.A. MILLER, SUB-COMMISSIONER.

Toronto, Ontario,

October 25, 1942.

IN THE MATTER OF THE CLAIMS OF

WALTER SHIMARD

and

SEVERINO SHIMARD

PROCEEDINGS AT HEARING

APPEARANCES:

M.A. CHRISTIE, Esq., B.C.

appearing for the
Dominion Government,

B.A. WHELAN, Esq.,

appearing for the
Claimant.

A. SMITH, Esq.,

Secretary,

G.M.S. VINEY, Esq.,

Official Interpreter,

A.D. WHITE, Esq.,

Official Reporter.

W. Shimano,
Mr. W.

W. SHIMANO, one of the claimants herein,
being first duly sworn,
testified as follows:

DIRECT EXAMINATION BY MR. BREWSTER:

Q. Mr. Shimano, you and your brother,
Shogoro Shimano were the joint owners of the property
in respect of which you are making a claim?

A. Yes.

Q. And I believe that your brother has written
a letter to you authorizing you to present the evidence
on his behalf as well as your own?

A. Yes.

Q. Have you the letter? A. Yes.

Q. Is that his signature on the letter?

A. Yes. This is his signature.

Q. Where does he live now? A. He lives
in Hamilton. I do not remember the name of the
street.

Q. It says:

"I authorize my brother Watsuo Shimano to make
the claim on my behalf, for my share of the
real property." It is signed by S. Shimano?

A. Yes.

(LETTER OF AUTHORIZATION, MARKED EXHIBIT NO. 1.)

Q. Now, is that your signature on that letter?

A. Yes.

Q. I mean, on that form entitled Real Estate
Form Land? A. Yes.

Q. And are the facts stated there correct?

A. Yes.

MR. BREWSTER: I will tender that as Exhibit 2.

5
Mr. Shinn,
M.P.

(PARTICULARS OF REAL ESTATE TRANSFER LAND,
REGISTERED UNDER NO. 3)

Q. I notice from this one thing which is not quite clear to me. You bought this property on April 1, 1933 from the British Columbia Packers for \$1,250.?

A. Yes.

Q. By the way, have you got the deed?

A. No. It is at New West Minister, but I have it here.

MR. CHRISTIE: I will put in the certificate of Transference.

MR. SHINN: I was thinking more of the question of proof of what he paid for the property, which is considerably more than it is valued at.

Q. This is a copy of the Agreement for Sale?

A. Yes.

Q. It refers to this property and it is dated March 30, 1933, and indicates that the total consideration was \$1,250.?

A. Yes.

Q. And you also produce a document dated September 23, 1933, which is a deed to yourself and again recites the agreement to pay \$1,250. and that they had been paid. I do not think I need file those unless my friend wants to examine them.

At that time you say that it was all cleared? That was right?

A. Yes.

Q. But then after you got the property you cultivated one acre and put it into potatoes. Is that right?

A. Yes.

Q. Apparently there were no buildings on the

W. CHINSE,
Dir. ex.

land? A. No.

Q. And you lived nearby? A. Yes. Just behind the property where we had the house.

MR. HERMAN: Yes. I wonder if my friend proposes to file the Farm Appraisal Report?

MR. CHRISTIE: I tender as Exhibit 3 the Farm Appraisal Report.

(FARM APPRAISAL REPORT, MARKED EXHIBIT NO. 3)

MR. HERMAN:

Q. Did you find this a good property for the growing of potatoes? A. Pardon?

Q. Did you find the property suitable for growing potatoes? A. Yes.

Q. Did you get good crops? A. Yes.

Q. Had you grown potatoes before?

A. Yes.

Q. And, was the soil good for other things, too?

A. Yes. It was not so bad.

Q. Pardon? A. Not very good land but suitable for growing anything.

Q. That sounds a little contradictory.

A. It is out on the flat but we kept it in good condition and it was not first-class land, but very good, though.

Q. It is a rather narrow strip?

MR. CHRISTIE: Narrow at one end.

MR. HERMAN: Q. Is it right by the seashore?

A. Yes. Just inside the seashore. This is my other property. The house on three acres he owned. the
My jointly owned one is five acres behind that.

Q. Here is the five acres shown (indicating)?

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M. Shinn, Jr.,
D.R. 22.

1. This is my other brother's name.

Q. The other brother owned the land which is shown on the sketch under the name of Shihiro Shinn?

A. Yes.

Q. And is there a house on that?

A. Yes.

Q. Is he making any claim?

A. Yes, he is.

THE SUB-COMMISSIONER: It is the brother which is the joint claimant in this claim.

MR. SHINN: No, it is not. This is Hachiro, another brother, as well. It was his property. I see a river road there which went down to the river.

Q. Is that right? A. Yes.

Q. And your property was as shown by the sketch south of that? A. Yes.

Q. And there is a road in which looks to be just 12 feet wide. Is that right? Do you understand this statement, because I don't. "The access from the north being less than 20 feet would not allow of any building there." Do you know what that means?

It is in the appraisal report. A. Are you asking me?

Q. Yes? A. No, I do not know what it means.

Q. Was there any reason why you could not have built on this property? A. You know, this road was to be extended right through. At the time I left there was no road.

8
E. Shinn,
Mr. Shinn - Mr. Shinn.

1
2
3 Q. On the south end of your property the
4 property is on the New York State Highway?

5 A. Yes.

6 Q. Exclusively? A. Yes.

7 Q. What reason would there be for saying that
8 it would not allow of any building? Do you know what
9 that means? You were actually living with your
10 brother on the property to the north?

11 A. Yes.

12 Q. Supposing you had developed a larger family
13 and wanted to build on your own property, you and your
14 brother, is there any reason why you could not build
15 there? A. I do not know. Everybody builds
16 houses anywhere.

17 Q. I was puzzled by the remark.

18 That is all.

19
20 CROSS-EXAMINATION BY MR. CHRISTIE:

21 Q. I show you a J.P. Form dated April 5, 1942.
22 Is that your signature? A. Yes.

23 MR. CHRISTIE: I tender this as Exhibit 4.

24 (J.P. FORM, MARKED EXHIBIT NO. 4)

25 Q. Are you familiar with your brother's signa-
26 ture? A. Yes.

27 Q. Is that his signature there? A. Yes,
28 Sir.

29 MR. CHRISTIE: I will put in the same exhibit
30 the J.P. Form signed by the brother, who is not present.
That will be part of Exhibit 4.

---(See Ex. No. 4)

H. Shimada,
CF. ex.

1 Q. I understand that that road to the south
2 was only opened up recently? A. Yes.

3 Q. Is that correct? A. I think so, because
4 at the time I left there was not any sign of any road.

5 Q. Then, you left in 1942? A. Yes.

6 Q. At what time in 1942?

7 A. In the Springtime.

8 Q. In the Springtime? A. Yes.

9 Q. So, if a building was put to the north it
10 would have obstructed any access you might have to
11 the road to the north. Is that correct? It is on the
12 river? Is there a road there between that and the
13 coast? A. No. There was a road right on the
14 top of the dyke.

15 Q. It says in the sketch "river road." Is there
16 a road on the north end of your property?

17 A. Yes. There was a big dock along the bank
18 of the river and there was a road along the top of the
19 dyke.

20 Q. So, if you erected a building there you would
21 not have any way of getting from the south part of your
22 property to that river road? A. There was a river
23 road already there.

24 Q. If you put a building up here you would
25 not have any access to that river road because of the
26 building? If you erected a building on this narrow
27 strip you would not be able to get to the road to bring
28 your potatoes out from this south part?

29 A. This road was left open.
30

8
M. Shimano,
Gr. ex.

1 Q. That is, this road from the river right into
2 the south part of your property?

3 A. Yes.

4 Q. So, if you put a building at the north part
5 you would not be able to get into the south part?

6 A. No. But, this part here is three acres
7 further on. There are other buildings there. There
8 was a bridge to the dyke.

9 Q. In this appraisal report it is said that
10 the weeds were very bad and that the clover was sown
11 to overcome the weeds? A. Yes.

12 Q. Did you sow the clover for that purpose?

13 A. Yes; you know, in some we might go back,
14 any time we get back the land would be fertile.

15 Q. You did it to smother the weeds?

16 A. No. We had no time to do that. We took
17 five acres and planted it with clover and left. I do
18 not know what became of the rest, you know.

19 Q. Where did you work?

20 A. I was fishing
21 there.

22 Q. That was your occupation, a fisherman?

23 A. Yes.

24 Q. Did you sell any of these potatoes?

25 A. No. I had no time to seed them.

26 Q. Did you ever sell any potatoes off this
27 land?

28 A. By other - I have lots of brothers.
29 My other brother was farming and he was doing all
30 that work.

Q. Did you ever rent this property to Mr.

M. Shimano,
Or., ex.

Q. Now, not Mr. Jamison.

A. I see. A. Does it say "Mr. Jamison"?
A. Shimano.

Q. It says here that Mr. Jamison of Tura Nova
Company says that the Shimano brothers gave him the
petate map for looking after the property. Is that
right? A. Yes.

MR. ERWIN: That is all.

MR. CHRISTIE: I am filing as Exhibit 3 the
Certificate of Encumbrance which shows the two brothers
to be joint tenants.

(CERTIFICATE OF ENCUMBRANCE, MARKED EXHIBIT
NO. 3)

And as Exhibit 4 I file the Real Property
Summary.

(REAL PROPERTY SUMMARY, MARKED EXHIBIT NO. 4)

It is submitted, your honour, that this property
was sold at its fair market value.

I will file the Notice of Assessment as Exhibit
No. 5. It is the Tax Notice and the Notice of Assess-
ment. It is noted on it.

It is for the year 1943.

MR. ERWIN: It is assessed at a total value
of \$1,300.

(ASSESSMENT AND TAX NOTICE, 1943, MARKED
EXHIBIT NO. 5)

MR. CHRISTIE: That concludes the evidence,
your honour.

THE SUB-COMMISSIONER: Very well.

18
N. Shimizu claim.

(RECORDED AND INDEXED SINCE 1945)

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

M. V. V.

"A. S. VINE"
Official Reporter.

I, H. A. Miller, Deputy Commissioner, appointed to hear a Commission to investigate claims of Japanese Canadians for property loss, do certify the foregoing is a true copy of the evidence heard on the within claim.

H. A. Miller

H. A. Miller,
Deputy Commissioner.

Defence Brief

Matsuo SHIMANO
and
Shogoro SHIMANO

File No. 699

Case No. 1184

TORONTO
28 Oct. 48
V.L.A.
Sheet B 12-8

REAL PROPERTY CLAIM

(All claims shown are Gross)

Land only Part 6.09 acres of Lot 3, Sec. 4, Block 4 North
Range 7W Map 457

Claim

\$1500.

Appraised at

\$725.25

Sale Price

\$712.00

Witness: Appraiser, T. Godfrey.

This is a joint claim.

This property was jointly owned by the two brothers M. & S. SHIMANO and Matsuo SHIMANO is claiming a $\frac{1}{2}$ share (\$750.) on behalf of each of them under instructions from his brother. (See Exhibit 1)

Appraiser (Godfrey) reported - There are no buildings on this parcel. The access from the NORTH being less than 20' would not allow of any buildings there. Practically the whole has been seeded to clover.

It was submitted that this property was sold for its fair market value.

Summary of Defence Witnesses

T. Godfrey, Appraiser

BMP/nw

677

October 24th, 1950.

Mr. Matsuo SHIMANO,
63 Superior Ave.,
Mimico, Ontario.

Dear Sir:

Re: Japanese Property Claims Commission

Case No. **1184**

We have received from the Co-Operative Committee on Japanese Canadians, our form of Release which has been executed by yourself covering the award recommended under the above Claims Commission for the sum of ... **\$392.25.**

Cheque in your favour is enclosed for **\$186.95(your portion)**
and we have paid the Co-Operative Committee .. **\$ 18.35**
for legal fees as authorized by you.

Yours truly,

FCS/ja
1 encl.

F.G. Shears
Director