

1342

OFFICE OF THE CUSTODIAN

JAPANESE SECTION

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

PERSONAL INFORMATION

NAME: SAKAMOTO, KISHIN

HOME ADDRESS: 318 5th St., Prince Rupert, B.C.

REGISTRATION NUMBER 10492 SEX: Male AGE: 44

OCCUPATION: Tailor

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

EMPLOYER: self

MARRIED? yes

NAME OF WIFE OR HUSBAND: FUJI

ADDRESS OF WIFE OR HUSBAND: 318 5th St., Prince Rupert, B.C.

NAMES OF ANY LIVING CHILDREN: YOSHIRO (Male)

AIKO (F)

YOSHI SACHIKO (F)

YOSHIRO, 318 5th St., Prince Rupert, B.C.

ADDRESS OF CHILDREN: AIKO and SACHIKO, in Japan

AGE OF CHILDREN: 14, 11, 8 yrs.

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

1. LOCATION AND DESCRIPTION: Lots eleven and twelve, Block thirty-three,

Section one, Map 923, City of Prince Rupert

2. BUILDINGS AND OTHER IMPROVEMENTS: 1 Shop with two rooms and 1 house

seven
with seven rooms, frame buildings

3. INSURANCE (Give particulars; state where policies are) none

4. TAXES (Amount and where payable) \$112.85 payable to City of Prince Rupert, B.C.
paid to end of 1940, owes 1941

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

none

6. OCCUPANCY AND LEASES (If vacant so state) Shop occupied by self and now empty.

key with the agent, Mr. Collard, Prince Rupert, B.C.

3 room house: 2 rooms rented to Mr. Hansen, 2 rooms rent to Mr. Abraham

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: In owner's possession
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: none
9. IF FARM LAND STATE CROPS SOWN: none

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: shop and rooms, 318 5th St.,
2. LANDLORD'S NAME AND ADDRESS: Prince Rupert, B.C.
3. PARTICULARS OF LEASE AND RENT AND DATE TO WHICH PAID: none

4. STATE WHEREABOUTS OF LEASE: none

5. SUB-TENANTS, IF ANY (Give name, address, rent and to what date paid)
Five rooms rented to Mr. Hansen, \$30.00 per month paid to date
Two rooms rented to Mr. Abraham, \$20.00 per month, paid to date.

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.
Furniture & Household Effects with: - Two roller Singer sewing machines \$100.00 each
One family Singer sewing machine, \$100.00
One steam pressing machine with boiler \$750.00
Cash register \$200.00 Washing machine \$150.00. Stock in trade \$500.00
Above is at 318 5th St., Prince Rupert, B.C. in charge of Mr. Collett, Prince Rupert
\$1500.00 stock in trade sent to Mr. Kemp, 318 Homer St., Vancouver, B.C.

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 Mr. Kemp, 318 Homer St., Vancouver, B.C.
Has about \$500.00 owing to him on the stock in trade

4. INSURANCE CARRIED ON ABOVE PROPERTY: none
5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF
OTHERS: none
6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom)
none
7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts)
One \$100 Victory Bond, 1951 series K-4A445168 in owner's possession
One \$50 Victory Bond, 1951 series K-4A4 H252692 in owner's possession
One \$120.00 War Savings Certificate in owner's possession.
8. BANK ACCOUNTS: Bank of Montreal, Prince Rupert, B.C. \$150.00
9. LIFE INSURANCE: none
10. INTEREST IN ANY ESTATES OR TRUSTS. none
11. SAFETY DEPOSIT BOX: none

LIABILITIES:

1. PERSONAL DEBTS: \$600.00 to Mr. Kemp 318 Homer St., Vancouver, B.C.
as stated against personal property
2. TRADE DEBTS: none

REMARKS: 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 25th day of March 1942.

(Signature)

K. Sakamoto

Kamunns
Witness

FOR DEPARTMENTAL USE

INFORMATION FROM R.C.M.P.

1342

DATE Sept. 16, 1943.

ar File No. 1342.

Full Name Kichie SAKAMOTO.
(Surname in Block Letters)

Registration No. 10492

Male - Female
(Check)

Age Feb. 25, 1898.

Former Address 318 Fifth Street, Prince Rupert, B. C.

Date Evacuated 30/5/1942.

Naturalized - Canadian-Born - National
(Check)

Present Address Slocan, B. C.

Mar 13/47 - Slocan Party B

Single - Single
(Check)

Name of Wife Fuji - #10404.

Name of Husband ---

Name of Mother Deceased.

Name of Father Deceased.

Names of Children under 16 Yoshitaka (M) Jan. 12, 1926; Yoshiro (M) Aug. 22, 1927

(Aiko (F) May 28, 1930; Tachiko (F) Dec. 4, 1933--in Japan)

Registered by E. G. T.

Registered with Custodian Yes.
(Yes or No)

Additional Information Tailor.

REAL PROPERTY

Catalogue No. 735.

File No. 1342.

Name: Kichie SAKAMOTO.

Reg. No. 10492.

Address: 318-320 West Fifth Street, Prince Rupert, B. C.

Legal Description: Lots Eleven (11) and Twelve (12), Block Thirty-three (33),
Section One (1), City of Prince Rupert, Map 923.

Classification: Tailor's shop and 7-room House.

Registered in the name of: KICHIE SAKAMOTO.

State of Title: Clear.

Sold to: KENNETH MAARS and JEAN LOO MAARS for \$3,200.00 (\$1,600.00 Cash,
\$800.00 (with interest @ 5%) on Sept. 7th, 1945, and \$800.00 (with
interest @ 5%) on Sept. 7th, 1946). Payment completed 27th March, 1945.

As at: September 7th, 1944.

Agreement for Sale, dated November 27th, 1944, delivered to Purchaser: Mar. 14, 1945.

Certificate of Title delivered to new Registered Owners: June 7th, 1945.

Funds released to credit of Kichie SAKAMOTO on January 29th, 1945.

Completed statement to Evacuee sent on April 2nd, 1945.

Chattels: Not involved in sale. Those included in rental agreement with
tenant, (George Guan) actually sold to him or removed to Auction Rooms.

Insurance: Transferred to Purchasers.

Administration: Premises (Shop and Dwelling) kept in normal repair and fully
rented (Shop @ \$40.00; Dwelling to two tenants @ \$12.50 and
\$12.50 per month).

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

13th October, 1945.



GENERAL SUMMARY

File 1342.

Kichie SAKAMOTO

Reg. No. 10492.

This 44-year old Tailor from Prince Rupert, B. C., signed a Custodian "JP" declaration form on the 25th March, 1942. He was evacuated on the 30th May, 1942.

His wife, Fuji, File 326, signed a Custodian "No Property" card on the 25th March, 1942. There is no evidence of either assets or liabilities in her file. She was evacuated on the 30th May, 1942.

The following is a summary of the contents of this file as disclosed by a review made today.

Real Property: See Real Property Summary for particulars of Prince Rupert property (Cat. 735) sold (Sept. 7/44) for \$3,200.00. Payments under Agreement for Sale were duly completed and Certificate of Title forwarded to purchasers on June 7/45.

Personal Property: See Chattels Schedule for particulars of chattels disclosed in file, all of which appear to have been either shipped to owner, or sold to tenant of Real Property, with the exception of a Cash Register, regarding which we are today writing the holder.

Identified Articles: A Camera (Kodak Baby Brownie) turned in by evacuee to B. C. Provincial Police and subsequently turned over to Royal Canadian Mounted Police who delivered same to this office, is now held here pending receipt of R.C.M.P. receipt.

Bills Receivable: None.

Bonds, Shares, etc.: Victory Bonds (1 @ \$100.00 and 1 @ \$50.00) and War Savings Certificates (\$120.00) declared to be in owner's possession, did not come under the administration of this office.

On the 2nd June, 1945, this office paid for the following Victory Loan Bonds purchased by Kichie SAKAMOTO:

P.5 B065539 . . .	\$1,000.00
P.5 B065540 . . .	\$1,000.00
P.5 B065541 . . .	\$1,000.00

which are held in Safe-Deposit Envelope No. 437 at the present time.

Bank Accounts: A balance of \$150.00 declared to be in an account with the Bank of Montreal, Prince Rupert, did not come under the administration of this office.

Life Insurance: None.

(Over)

CHATTELS SCHEDULE

File 1342.

Kichie SAKAMOTO

Reg. No. 10492.

31st Para (Mar. 25/42):

	<u>Shipped</u>	<u>Sold</u>	<u>Stored</u>	<u>Remarks</u>
(1) Furniture & Household effects				115 Fifth Street, Prince Rupert. (In charge of Mr. Callart).
(2) Singer Sewing Machine (2) tailor's	(9 & 31)			
(3) Singer sewing machine (family)	(17)			
(4) Steam pressing machine with boiler		(12)		
(5) Cash Register			(16)	See footnote. Sent to Mr. Kemp, Vancouver.
(6) Washing machine	(25)			
(7) Stock-in-trade (\$500.00)				
(8) Stock-in-trade (\$1500.00)	(11)			

Bill of Lading (May 5/42):

(9) Sewing machine (tailor's)	5/5/42
(10) Trunk (effects)	5/5/42

Kemp & Co. Ltd. letter, dated Oct. 17/42, advising shipment to Vancouver:

(11) Merchandise	17/10/42
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Agent, Callart & McCaffery Ltd. list dated Mar. 30/43 (signed by tenant):

(12) Pressing machine with boiler	12/10/44	
(13) Washing tables (2)	(52)	
(14) Closets (2) & Shelves (2)	(53)	
(15) Counters (2)	(54)	
(16) Cash Register		(34)
(17) Family sewing machine	(30)	
(18) Book case	(55)	
(19) Chairs (5)	(56)	
(20) Kitchen cabinet	(57)	
(21) Kitchen stove & hot water tank	(58)	
(22) Kitchen shelf	(59)	
(23) Chest of drawers	(60)	
(24) Gramophone	(33)	
(25) "Garage" Basket	(35)	

(Over)

CHATELAIN SCHEDULE...Page 2.

File 1342.

Agent, Collart & McCaffery Ltd.
List dated Mar. 30/43 (signed by
agent):

	<u>Shipped</u>	<u>Sold</u>	<u>Stored</u>	<u>Remarks</u>
(26) Parlor Bench		(61)		
(27) Office desk		(62)		
(28) Large Mirrors (3)		(63)		
(29) Round table with 4 extension boards		(64)		

Custodian Release Form
(Oct. 27/43):

(30) Singer sewing machine
(Sentry) 27/10/43

Custodian Release Form (Mar. 23/44):

(31) Tailor sewing machine	13/6/44		
(32) Pressing iron	13/6/44		
(33) Gramophone	13/6/44		
(34) Cash register			
(35) Washing machine	13/6/44		(65)
(36) Large Mirror	13/6/44		
(37) Desk	13/6/44		
(38) Vacuum cleaner	13/6/44		
(39) Steaming iron	13/6/44		
(40) Cloth material	13/6/44		
(41) Tailor trimming & thread	13/6/44		
(42) Bed and display stand	13/6/44		
(43) Electric lamp and cord	13/6/44		
(44) Books and stationery	13/6/44		
(45) Gramophone records	13/6/44		
(46) All Kitchen utensils	13/6/44		
(47) All leftover foodstuffs	13/6/44		
(48) Carpenter & plumbing tools	13/6/44		
(49) Japanese sauce (2 bottles, 3-4)	13/6/44		
(50) Bottled Salmon (2 cases)	13/6/44		
(51) Kitchen utensils	13/6/44		

J. H. Hair (Auctioneer)
Appraisal, dated Feb. 26/45:

(52) Working tables (2)	26/5/45
(53) Closets (2) & shelves (2)	26/5/45
(54) Counters (2)	26/5/45
(55) Bookcase	26/5/45

(Over)

CHATELLE SCHEDULE...Page 3.

File 1342.

J. H. Mair (Auctioneer)
Appraisal (Feb. 26/45)

	<u>Shipped</u>	<u>Sold</u>	<u>Stored</u>	<u>Remarks</u>
(56) Chairs (5)		26/5/45		
(57) Kitchen cabinet		26/5/45		
(58) Kitchen stove & hot water tank		26/5/45		
(59) Kitchen shelf		26/5/45		
(60) Chest of drawers		26/5/45		
(61) Parlor bench		26/5/45		
(62) Office desk		26/5/45		
(63) Large Mirrors (3)		26/5/45		
(64) Round table with 4 extension boards		26/5/45		
(65) Cash register				(J. H. Mair, 31/7/45)

E. & O. E.
8th August, 1947.

[Signature]

RMR/P.

NOTE: All chattels disclosed in file appear to be accounted for, either by shipment to owner, or by sale to tenant, except a Cash Register (No. 65 above), about which we are writing today to the holder, J. H. Mair, Auctioneer, Prince Rupert, B. C.

In the absence of any other reference to the Stock-in-trade listed under (7) it is assumed that this was dealt with by owner after making his declaration, and it is being so treated in our reporting letter to declarant.

Kichie SAKAMOTO - Reg. 10492.

CHATELAIN STATEMENT

as at date of R.P. Sale (27/7/1944).

Declared	Shipped	Sold	Stored	Remarks
(1) Tailor Singer sewing machine	5/5/42			
(2) Trunk effects	5/5/42			
(3) Tailor Singer sewing machine	23/3/44			
(4) Family Singer sewing machine	1/11/43			
(5) Steam pressing machine and Boiler		12/10/44		
(6) Washing machine "Savage"	23/3/44			
(7) Stock-in-trade (\$500.00)				
(8) Stock-in-trade (\$1500.00)	17/10/42			
(9) Electric Pressing iron	23/3/44			
(10) Camera				
(11) Working tables (2)		26/5/44		R.C.M.P.
(12) Closets (2); shelves (2)		26/5/44		318 Fifth St.,
(13) Counters (2)		26/5/44		Prince Rupert.
(14) Cash Register				"
(15) Book-case		26/5/44		"
(16) Chairs (5)		26/5/44		"
(17) Kitchen cabinet		26/5/44		"
(18) Kitchen stove and hot water tank		26/5/44		"
(19) Kitchen shelf		26/5/44		"
(20) Chest of drawers		26/5/44		"
(21) Parlor bench		26/5/44		"
(22) Office desk		26/5/44		"
(23) Large mirrors (2)		26/5/44		"
(24) Round table with 4 extension boards		26/5/44		"
(25) Gramophone and records	23/3/44			
(26) Vacuum cleaner	23/3/44			
(27) Steaming iron	23/3/44			
(28) Cloth material	23/3/44			
(29) Tailor trimming and thread				
(30) Medal and display stand				
(31) Electric cord and lamp				
(32) Kitchen utensils				
(33) Carpenter and plumbing tools				
(34) All feedstuffs				

File 1342.

Catalogue No. 735.

CHATEL'S STATEMENT.....Page 2.

	<u>Declared</u>	<u>Shipped</u>	<u>Sold</u>	<u>Stored</u>	<u>Remarks</u>
(35)	Japanese sauce (3 1-gal. tins)	All appear			
(36)	Small pail Japanese food	to be shipped			
(37)	Black serge suit	25/3/1943			
(38)	Unfinished blue serge coat & vest	"			

E. & O. E.
27th NOVEMBER, 1944.

M.B.

W.L.

P.S. For note on Chattels in "Stored" column see letter of 20/11/1944.

LIABILITIES SUMMARY

File 1342.

Kichie SAKAMOTO.

Reg. No. 10492.

\$600.00 declared March 25th, 1942, as owing to Kemp & Co. Ltd., Vancouver, for stock-in-trade. Settled direct with creditor as per their letter of October 17th, 1942.

\$424.70 declared October 13th, 1942, by rental agents as debit balance created by heavy disbursements for repairs, etc., to property. Worked off through rentals, remittance of which to Custodian commenced with conversion to credit balance.

\$154.90 filed February 1st, 1943, by Neon Products of Western Canada Ltd. Settled 15th and 22nd September, 1945, for \$7.00.

The above are the only claims recorded in this file.

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

25th September, 1945.

[Signature]

RCH/P.

MEMORANDUM

September 24, 1943.

TO: File No. 1342

FROM: Specified Articles Department.

RE: SAKAMOTO Kichie, Reg. No. 10492

<u>ARTICLE</u>	<u>DESCRIPTION</u>	<u>APPRAISED VALUE</u>
CAMERA	Kodak Baby Brownie	

*Camera
in office
July 9/47
J. M. Mason # 958*

*Mailed Sept. 5 '47
J. M. Mason*

HS

Green

1342

BRITISH COLUMBIA SECURITY COMMISSION

MARINE BUILDING

VANCOUVER, B. C.

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

RECEIVED
AUG 22 1942

Slocan City, B.C.,
August 18, 1942.

Japanese Evacuation Section,
Manager Protection Dept.,
506 Royal Bank Bldg.,
Vancouver, B.C.

Dear Sirs:

Mr. H. F. Green, please

Your letters July 28th and August 11th to
Mr. Kichi Sakamoto, Reg. #10492, pertaining
to R.C.A.F. Western Air Command, wanting to
buy this party's sewing machine Model 31K15.

Mr. Sakamoto does not desire to sell this
machine outright, but he is quite agreeable
to the R.C.A.F. using it on a rental basis.
The amount of which he will leave to their
judgment. The one stipulation Mr. Sakamoto
makes, that he can have possession of this
sewing machine at any time he so desires.

Yours very truly,
British Columbia Security Commission

Supervisor

Walter Hartley
(Walter Hartley)

TB:HS

28

u

C L A I M

File No. 1342

DATE

February 1st, 1943.

CREDITOR

Neon Products of Western Canada Ltd.

DEBTOR

K. SAKAMOTA
Prince Rupert, B. C.

AMOUNT OWING

\$154.98

AGENT

N11.

ORIGINAL FILE

G-68

1342

Form 144

ROYAL CANADIAN MOUNTED POLICE

EXHIBIT REPORT

No.

HEADQUARTERS File No.

Det. Exhibit No. 70

SUB/DIVN & File No.

DIVISION & File No. "B"

DETACHMENT & File No. Prince Rupert, 57-4

428.269/2/1-248

DATE

July 2, 1942

Re: **Richie SAKAMOTO, 310492, Prince Rupert, B. C.**

(Name of File)

On: **2-7-42**

Cst. J. F. Piper

(Member's Name)

Came into possession of the following described goods by

Received from the B. C. P. Police, Prince Rupert, B. C.

(State Authority from which seized and place of seizure)

No. of Exh.	No. of Packages	Quantity	DESCRIPTION OF EXHIBITS
	1		Camera, Kodak Baby Brownie

Defense and International Affairs

Bel

CERTIFIED CORRECT

J. F. Piper Cst.
(J. F. Piper)

Reg. No. 11929

I/c, Prince Rupert Det.

(Signature of member submitting report)

The
HALIFAX
INSURANCE
Company

COLLART & McCAFFERY, LIMITED
Prince Rupert Representative
Telephone 11

EXHIBIT No 383 -8
DATE June 14/48
FILED BY Coburn

P.O. Box 987
353 West 3rd Avenue
Prince Rupert, B.C.
September 21st, 1942

K. SAKAMOTO
in account
with
COLLART & McCAFFERY LTD.

1942

April 9th	- By R. Abraham rent on a/c for April		\$ 9.00
17th	- To J. Richie repairs & Labour	.90	
21st	- To Gordon's Hdware. paper, paste & tacks	3.40	
21st	- To Albert & McCaffery-Abraham Lumber	8.85	
21st	- To Albert & McCaffery-Abraham Lumber	4.50	
22nd	- To Kaizen Hardware, paper, tacks & nails	2.60	
May 1st	- By R. Abraham bal. rent to April 30th		2.50
5th	- To Mark Edgar crating sewing machine	2.25	
5th	- To Canadian National Steamships	4.30	
8th	- By R. Abraham rent on a/c May		10.00
15th	- To Halifax F-R-37-5290	50.00	
20th	- To H.B.C. Power Co. wiring, etc.	44.65	
June 13th	- To cheque #2172 to R. Kelday (partition)	88.84	
19th	- By Geo. Quan rent to July 31st		42.75
22nd	- To Kaizen Hardware \$6.36 & July 8th \$4.10	10.46	
July 2nd	- By R. Abraham rent to June 30th		11.50
2nd	- By R. Abraham rent on a/c July 30th		6.25
2nd	- By R. Abraham rent balance May rent		2.50
7th	- Commission on R. Abraham May rent	1.00	
17th	- By R. Abraham rent Aug. 31st and Sept. 30th		23.00
29th	- To Prince Rupert Daily News - Advertising	2.04	
Aug. 3rd	- By Geo. Quan rent to Aug. 31		42.75
31st	- To J.P. Moller - Painting front Modern Tailor	24.00	
Sept. 16th	- By Geo. Quan rent to Sept. 30th		42.75
18th	- To Letourneau - plumbing	369.50	
18th	- By Hansen rent May to August 31st		70.00
18th	- To Hansen	92.86	
18th	- By Hansen rent to September 30th		17.50
18th	- To Mark Edgar acct. should be \$2.55 not \$2.25	.30	
July 17th	- By R. Abraham blnce rent to July 30th		5.25
	BALANCE DUE		424.70
		<u>\$710.45</u>	<u>\$710.45</u>

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

September 8, 1948.

[Signature]
mw

1342.

December 28th, 1943.

Mr. Kichie SAKAMOTO,
Registration No. 10492,
Slemon City, B. C.

Dear Sir:

We are in receipt of your letter of the 17th instant and in compliance with your request, we enclose our cheque for \$100.00.

This payment reduces the balance in your account to \$125.29 and we must now allow funds to accumulate in order to meet your liabilities.

Considerable expense has been incurred to keep your property in rentable condition and 1942 (\$226.31) and 1943 (\$217.63) taxes are still unpaid. There is also a claim of \$154.98 registered against you by Neon Products of Western Canada Ltd. and we would suggest that you authorize us to pay this claim, if correct, or if not, that you supply us with the information required to return it for correction or cancellation. In filing this claim the Company sent us a copy of their letter to you of 10/4/1942, of which we enclose a copy in case you have mislaid the original.

Yours truly,

R. G. Bell,
Administration Department.

RGB/P.
Encl.

N. E. ARNOLD, MGR.
NOTARY PUBLIC

REGISTERED OFFICE: HELGERSON BLOCK,
216 SIXTH STREET

H. G. Helgerson, Limited
Real Estate Brokers

SPECIALISTS IN CENTRAL AND SEMI-BUSINESS PROPERTY

We Sell Real Estate.
We Write Fire and Marine Insurance.
We have Apartments, Houses, Stores,
and Offices for Rent and Want
More.
We Deal in Mortgage Loans.
We Sell Timber Limits.
We do Conveyancing.

P.O. BOX 593

PRINCE RUPERT, B.C.

February 7th, 1944.

"A GUARANTEE OF
VALUE RECEIVED"

Re: Your file #1342.

Mr. R.G. Bell,
Office of the Custodian,
Vancouver, B.C.

Dear Mr. Bell/

*Referred to
15/2/44*

EVACUATION SECTION	
Rec'd	FEB 11 1944
File No.	1342
Ans.	7/2
Referred	Bell

Re: Kichi Sakamoto Reg. No. 10492

Acknowledging receipt of yours of January 24th, we have to trouble you further on this matter. Ling is desperately in need of a press, since his own press is powered by oil, and his oil supply has been discontinued under the general order of the Oil Controller.

The Sakamoto press has a sawdust burner and he can make satisfactory arrangement for a regular supply of sawdust. He is willing to buy the press if you can arrange a sale and offers \$350.00 cash for the press and boiler complete. He informs us that Sakamoto bought the press second-hand some ten years ago for \$400.00.

There is great need for such an article in his business, as he does a great deal of work for servicemen.

We explained your mode of procedure to him, and he hopes very much that you will accede to his request and advertise for bids.

Trusting to get an immediate reply, we are,

Yours very truly,

H.G. HELGERSON LTD.

N. E. Arnold

Manager.

NEA:JR

*Mr. Means agrees
verbally 15-2-44*

BRITISH COLUMBIA SECURITY COMMISSION
CUSTODIAN RELEASE FORM

SLOCAN
EVACUATION SECTION
Rec'd **MAR 28 1944** G-165-B
File No. **1342**
Ans.
Referred *Green*
Date: **March 28, 1944**

Address: **SLOCAN CITY, B. C.**
92 KING ST. W.

To: The Secretary of State, acting in his capacity as Custodian, Vancouver, B.C.

I, **SAKAMOTO, Kichie Mr.**, Police Registration No. **10498**
hereby request you to release to me the under-noted articles stored at
515 Fifth Street, Prince Rupert, B. C.

in possession of **Custodian**
and I release you from any claim whatsoever with respect to such
articles, and ship same through the B.C. Security Commission.

Description of articles wanted:

(See attached sheet.)

Original Address: **515 Fifth Street, Prince Rupert, B. C.**

Date Evacuated to Present Address: **June 1, 1942**

Total number in Family: **Four**

CHARGES:

I agree to pay all charges as required by the British Columbia Security Commission.

Deposit received: **\$**

Approved:
BRITISH COLUMBIA SECURITY COMMISSION

Per: *[Signature]*

[Signature: K. Sakamoto]
(Claimant Signs Here)

Vancouver, B.C. March 27th, 1944.

H.C. Halgerson Ltd., PRINCE RUPERT Att'n Mrs. H.E. Arnold, Mgr.
Custodian of Alien Property, 506 Royal Bank Bldg., VANCOUVER, B.C.

Ok, we will the goods requested on list attached & enclosed Release.

The Custodian please note the signed authority to reimburse us for the charges and
advise promptly whether this man's credit is sufficient to cover possible charges up
to \$20.00. Some of the goods are on the free list.

Please keep the charges down.

B.C. SECURITY

Description of articles wanted:

SLOCAN

- | | | |
|--------------------------|-------------------------------|---------------|
| 1. Tailor sewing machine | 2. Pressing Iron | 3. Gramophone |
| 4. Cash register | 5. 1 Selvedge Washing machine | |
| 6. 2 large mirror | 7. 1 Desk | |

The above articles are left in the shop.

- | | | |
|-----------------------------|--------------------------------|-------------------|
| 1. Vacuum cleaner | 2. Steaming Iron | 3. Cloth material |
| 4. Tailor trimming & thread | 5. 1 Model & display stand | |
| 6. Electric cord and Lamp | 7. Books & Stationery | |
| 8. All gramophone records | 9. All Kitchen utensils | |
| 10. All leftover foodstuffs | 11. Carpenter & Plumbing Tools | |

The above articles are left in the attic.

- | |
|--|
| 1. Three or Four Bottles of Japanese Sauce |
| 2. Two cases of bottled salmon |
| 3. Boxes of kitchen utensils |

The above articles are left in the basement.

May use lumber in the basement to crate the above.

COPY

EXHIBIT NO.
DATE
FILED

383-24
June 14/44
Crown

EXTRACT OF W. H. SHORTRIDGE'S APPRAISAL, DATED JULY 5th, 1944.

755. Lots 11-12; 33; 1. 318-322 Fifth St. & Fraser St.

Double Corner 50' x 100' well located 1½ Blks. from P.O.
Property consisting of 1 store & 2 odd type living quarters.
Situated on rear or lane end of lots. Very old and dilapidated.

318 Store Building, app. 24' x 36' Tailor shop 1 story & attic.
consisting of work room, kitchen, cot room, & Toilet W.C.,
and front store, with two fair show windows, some fixtures,
cabinets, counters, shelvings, are in the store, and would no
doubt be included in the take. Some of the furniture from
here have been removed at I believe your instructions but
there is still a steam press with a value of near \$500.00 that
would not be included in this. Rent \$45.00. Rented to Modern
Tailors. Plumbing connected to sewer.

322 Store building, app. 20' x 20' or so converted to apartment
with new bathroom, W.C. and bathtub recently fitted up in the
half story above. This is also on sewer. Rent \$18.00.

Rear of 322, fitted up a small apt. about 16' x 30', recently fitted
with new W.C., and kitchen sink. Rental about \$12.00. Tenants
Mr. Hanson and Mr. Sinclair. Both have H.W. tanks.

Believe Mr. Collart has the furniture list but all the stuff I saw
there was stored in basement, with little value.

Condition generally very poor, piling, roof, and all over poor, made
livable by the tenants exertions, particularly at 322 & rear.

City Ased. 1755.00

Impe. 910.00

2665.00

Value \$3200.00 - Thirty two Hundred.

Date.... July 29th, 1944.

REAL PROPERTY MEMORANDUM

File No. 1342.

Name..... Kichie SAKAMOTO Registration No. 10492.

Re: Catalogue No. 735.

Address: 318-320 West 5th Street, Prince Rupert, B. C.

✓ Legal Description: Lots 11, 12/33/1/923.
(Store and dwelling).

TITLE AND ENCUMBRANCES.

A. Certificate of Title No. 29201-I Whereabouts: Owner's possession.

Registered owner: Kichie SAKAMOTO Reg. No. 10492.

Property: Lots Eleven (11) and Twelve (12), Block Thirty-three (33),
Section One (1), City of Prince Rupert, Map 923.

✓ B. Charges.
Registered: Nil.

✓ Vesting: 8974.

✓ Unregistered: No evidence of any.

Taxes: \$217.68 (1944) paid 3/10/44 \$741.61

Water: —

Insurance: \$2000.00 expiring 15/5/1945.

✓ Assessed Value: Land: \$1755.00. Improvements: \$910.00.

✓ Valuation by Appraiser: \$3200.00.

✓ Amount of Bid: \$3200.00.

Approved by Advisory Committee: 27/7/1944.

X Paid as shown in attached letter: \$1600.00 down payment in full. Bal. \$1600 to be paid
\$800 in one yr. and \$800 in second yr. @ int. 5%.

Name of transferee as attached letter: Kenneth Maahs, and Jean Leo Maahs,
315 W. 6th Ave.,
Prince Rupert, B.C.

ADMINISTRATION.

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

Rented to: G. St. Clair @ \$12.50 per month
B. Hansen @ \$18.50 per month
G. Quan @ \$45.00 per month, including few chattels.

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

Chattels: Particulars of those stored on the premises.

Cash register in use by tenant (G. Quan) and few effects stored in attic.

Named Agent: Collart & McCaffery Ltd., Prince Rupert.

1342

August 15, 1944.

Messrs. Collart & McCaffery, Ltd.,
353 West 3rd Avenue,
Prince Rupert, B. C.

Dear Sirs:

Re: Catalogue No. 735
318-20 West 5th Street
11.12/33/1/923

Your letter of July 6th enclosing cheques for \$320.00 and revised offer to purchase the above property for the sum of \$3,200.00 has been received and considered.

This is to advise you that we are prepared to recommend the acceptance of this offer. Will you please forward to us a certified cheque for the balance of the cash payment, namely, \$1,280.00. We understand that the balance, \$1,600.00 is to be paid as follows: \$800.00 in one year and \$800.00 in second year together with interest at 5% per annum.

Kindly advise the full name, address and occupation in which this property is to be registered and also state whether or not the purchaser is a British Subject.

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

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

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

Yours truly,

F. G. Shears,
Director.

GP:EB

Evenson's Ideal Cleaners

The House of Better Cleaning

EXHIBIT No. 383-6
DATE Jan 14
FILED BY Crown

P.O. Box 99.

Prince Rupert, B.C.

Sept. 1/44.

To Whom it May Concern:

I have examined Hoffman Steam Press and boiler and estimate the value of the two as a complete unit at no more than one hundred and fifty dollars in their present condition and as it stands now in the former Tokio Tailor Shop situated on Fifth Street West in the city of Prince Rupert.

Evenson's Ideal Cleaners.

J. H. Knapman

My fee for appraisal is one dollar.

The Largest and Best in the Whole Northwest

FOR SALE BY TENDER

The Secretary of State of Canada and/or Custodian offers for sale by tender:

ONE HOFFMAN STEAM PRESS and BOILER.

Tenders should be addressed to the undersigned marked "Tender for Press" up to noon, Pacific Daylight Saving Time, on the 4th day of October, 1944 and must be accompanied by a certified cheque payable to the Custodian for 10% of the amount tendered.

Arrangements to inspect will be made on application to Messrs. Collett and McCaffery Ltd., 353 West 3rd Avenue, Prince Rupert, B. C.

The highest or any tender not necessarily accepted

These assets are offered for sale without any warranty whatsoever on the part of the Custodian as to condition or state of repair.

DATED at Vancouver, B. C., this 18th day of September, 1944.

THE CUSTODIAN
506 Royal Bank Building,
VANCOUVER, B. C.

MEMORANDUM RE SALE OF CHATTELS

(Apart from Auction Sales)

FILE NO: 1342

NAME: SAKAMOTO Kichie

DATE ADVERTISED: September 18th, 1944
(or other information)

APPRAISER'S NAME: EVINSON'S IDEAL CLEANERS

VALUATION: \$150.00

PURCHASE PRICE: \$350.00

COMMITTEE'S APPROVAL:

PURCHASER'S FULL NAME: LING BO SHONG

ADDRESS: Prince Rupert, B.C.

OCCUPATION:

BILL OF SALE REQUIRED:
(state if purchase
price already paid or
arrangements made)

~~YES~~

NO

Paid in full

ENCUMBRANCES, IF ANY:

LIST OF CHATTELS SOLD: Hoffman Steam Press Boiler.
and
^

File No. 2A-1

5th October, 1944.

MEMORANDUM

TO: MR. F.G. SHEARS

FROM: MR. K.W. WRIGHT

Re: Tenders "One Hoffman Steam Press and Boiler"
advertised on 18th September, 1944 in Prince
Rupert Newspapers - tenders ~~to~~ closing October
4th, 1944.

The following is a list of the tenders opened in my Office
this morning in the presence of Mr. Green. Valuation is also listed.

Will you be good enough to place these on the agenda
for the next meeting of the Rural Advisory Committee in order that approval
may be given for acceptance.

File No. 1432

<u>Valuation</u>	<u>Amount</u>	<u>Enclosed</u>	<u>Tenderer</u>	<u>Remarks</u>
\$150.00	\$175.00	\$17.50	William F. Stone	<i>Revised J.F.S.</i>
	\$350.00	\$35.00	H.G. Helgerson Ltd. for Ling Bo Shong	<i>Accept J.F.S.</i>

Department.

Tenders are being held in safe-keeping by the Accounting

K.W. WRIGHT

KWW/DG

22nd November, 1944.

REAL PROPERTY MEMORANDUM

FILE NO: 1342

NAME: Kichie SAKAMOTO

CATALOGUE NO: 735

RE: 318-320 West 5th Street, Prince Rupert, B.C.
- Store and dwelling.

CERTIFICATE OF ENCUMBRANCE:

Description of Property: Lots 11 and 12, Block 33, Section 1,
City of Prince Rupert, Map 923.

Encumbrances: Nil

Taxes: 1944 taxes paid.

Vested: 8974

VALUATION BY APPRAISER: \$3200.00

AMOUNT OF BID: \$3200.00

APPROVED BY ADVISORY COMMITTEE: 27th July, 1944.

AMOUNT RECEIVED BY CUSTODIAN: \$1600.00 - balance of \$1600.00
to be paid as per attached
Agreement for Sale signed by
the purchasers.

NAME OF PURCHASERS: Kenneth Maahs and Jean Loo Maahs

K.W. WRIGHT

KWW/LG
Attachs

Catalogue No. 735
File No. 1342
318-320 - 5th St., Prince Rupert
11,12/33/1/923

January 23, 1945.

KENNETH MAARS AND JEAN LOO MAARS
(purchasers)

In account with The Custodian of Enemy Property

STATEMENT OF ADJUSTMENTS

(As at September 7, 1944)

	DEBIT	CREDIT
Purchase price	\$3,200.00	
Cheques received		\$1,600.00
Agreement for Sale		1,600.00
<u>Amount of rent collected</u>		
St. Clair - Sept. 7 to Sept. 30 - 23/30 x \$11.50		8.82
Oct. 31 - Nov. 30 - Dec. 31 - 3 mos.		34.50
Hanahan - Sept. 7 to Sept. 30 - 23/30 x \$17.50		13.42
Oct. 31 - Nov. 30 - Dec. 31 - 3 mos.		52.50
Cush - Sept. 7 to Sept. 30 - 23/30 x \$42.75		32.77
Oct. 31 - Nov. 30 - Dec. 31 - 3 mos.		128.25
Registration fees on agreement	4.10	
Insurance premium - 68.5% x \$50.00	34.25	
Purchaser's proportion of 1944 taxes - 115/365 x \$217.68	68.58	
New fence ordered by City	95.00	
Balance owing to purchaser	68.33	
	<u>\$3,470.26</u>	<u>\$3,470.26</u>

BALANCE OWING TO PURCHASER 68.33

Catalogue No. 735
File No. 1342
318-320 - 5th Street
Prince Rupert, B. C.
11A12/33/1/923

Control of property covered by Agreement for Sale dated November 27, 1944 between the Honourable the Secretary of State of Canada and Kenneth Maahs and Jean Loo Maahs is by us hereby acknowledged and we agree that all adjustments and incidents connected with the sale to us of property covered by said Agreement for Sale have been settled.

Dated at Prince Rupert B.C. this 5th day of February 1945

Jean Loo Maahs

Kenneth Maahs

Return to the Custodian

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

Dear Sirs:-

Re: 318-320 - 5th St. Prince Rupert

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

Yours faithfully,

John L. Maah Signed

Return this copy to the Custodian

File # 1342.

February 26th, 1945.

INVENTORY OF FURNITURE. K. SAKAMOTO
315 5th Street, Prince Rupert, B.C.

Two working tables
two closets and two shelves
Two counters
One cash register
One bookcase
Five chairs
One kitchen cabinet
One kitchen stove and hot water tank
One kitchen shelf
One chest of drawers
One parlour bench
Three large mirrors
One round table, with four extension boards

EXHIBIT NO. 383-714
DATE FILED BY J. H. Mair

February 26th, 1945

I have examined the above furniture and appraise its value as follows:

two working tables	\$10.00 -
two closets and two shelves	12.50 -
two counters	15.00 -
one bookcase	12.50 x ?
five chairs (in poor condition)	2.50
one kitchen cabinet	8.00 -
one kitchen stove & hot water tank	20.00 x
one kitchen shelf	2.00 -
one chest of drawers	10.00
one parlour bench	2.00
one office desk	10.00 x ?
three large mirrors	15.00 -
one round table, with four extension boards	5.00 -
one cash register	65.00 x

TOTAL \$189.50

Items in
red almost
valueless if
moved \$67.50

x 117.50 might
be the same thing

by 190
65
5.00

Respectfully submitted,

signed

J. H. Mair
Appraiser & Valuator

J. H. MAIR
Furniture & Auctioneer
Prince Rupert, B.C.

1342

March 14, 1945.

REGISTERED A/R

Mr. and Mrs. Kenneth Maashe,
315 West 6th Avenue,
Prince Rupert, B. C.

Dear Sir and Madam:

Re: Catalogue No. 735
318-320 - 5th Street,
Prince Rupert, B. C.
11 & 12/3/1/921

Attached please find Agreement for Sale covering the above described property together with Halifax Insurance Company policy No. F-E-37-5359 and cheque for \$68.33 representing closing adjustments on sale to you of said property. Kindly acknowledge receipt of same and return to us the attached control receipt and chattel release at your earliest convenience.

Yours truly,

George Peters,
Administration Department.

GP:MA
Encs.
cc Messrs. Collart & McCaffery Ltd.

Catalogue No. 735
318-320 - 5th Street
Prince Rupert, B. C.
11 & 12/33/1/923

Control of the above described property is by us hereby acknowledged and we agree that all adjustments and incidents connected with the sale to us of this property have been settled.

Dated at Prince Rupert B.C. this 3rd day of April 1945.

Signed Jean Loo MacKis

Signed Kenneth MacKis

Return to the Custodian

Catalogue No. 735
318-320 --5th Street
Prince Rupert, B. C.
11 & 12/33/1/923

Control of the abo

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

Dear Sirs:-

Re: 318-320 - 5th Street, Prince Rupert

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

Yours faithfully,

..Jean Loo Maah signed
H. Maahs

Return to the Custodian

POST OFFICE DEPARTMENT
ADMINISTRATION DES POSTES
CANADA

This form to be filled in by sender or addressee
Le formulaire à remplir par le destinataire ou l'expéditeur

REGISTERED ARTICLE
Envoi recommandé

ENTERED AT POST OFFICE OF
Enregistré au bureau de poste de

DATE UNDER NO. 15387

ADDRESSED TO Mr. & Mrs. K. Maahs
Adressé à

315 West 6th Avenue

AT PRINCE RUPERT, B. C.

39B-225,000-10-6-43

ACKNOWLEDGMENT
AVIS DE RÉCEPTION

Date
Time

TO BE FILLED IN BY SENDER WHO
INDICATES BY THIS CHECK-BOX
TO BE FILLED IN BY ADDRESSEE WHO
INDICATES BY THIS CHECK-BOX

1342

Drum

RETURN TO
Retourner à Custodian Office

506 Royal Bank Building

Vancouver, B. C.

1342

STREET AND NUMBER

(1) Vancouver, B. C.

PLACE OF ORIGIN OF REGISTERED ARTICLE

Lieu d'origine de l'objet recommandé

CANADA

(1) IN PRINTED CHARACTERS
En lettres moulées



April 6th, 1945

REAL PROPERTY MEMORANDUM

FILE NO: 1342

NAME: Richie SAKAMOTO

CATALOGUE NO: 735

RE: 318-320 West 5th Street, Prince Rupert, B. C.
Store and dwelling

CERTIFICATE OF ENCUMBRANCE:

Description of Property: Lots 11 and 12, Block 33, Section 1,
City of Prince Rupert, Map 923

Encumbrances: Nil

Taxes: 1944 taxes paid.

Vested: No. 8974

VALUATION BY APPRAISER: \$3,200.00

AMOUNT OF BID: \$3,200.00

APPROVED BY ADVISORY COMMITTEE: July 27th, 1944

AMOUNT RECEIVED BY CUSTODIAN: \$3,200.00

NAME OF PURCHASER: Kenneth Maahs and Jean Lee Maahs

K. W. WRIGHT

KWW/JF
Attach.

MEMORANDUM RE SALE OF CHATTELS

(Apart from Auction Sales)

FILE NO: 1342

NAME: Kichie SAKAMOTO

DATE ADVERTISED: *of Sales: May 11, 1948.*
(or other information)

APPRAISER'S NAME: Mr. J.H. Mair

VALUATION: \$125.00

PURCHASE PRICE: \$125.00

COMMITTEE'S APPROVAL: Approved as per Mr. Shears's memo of April 12, 1945.

PURCHASER'S FULL NAME: Mr. George Quan

ADDRESS: 318-320 East 5th. Street, Prince Rupert, B.C.

OCCUPATION:

BILL OF SALE REQUIRED:

~~YES~~

NO

(state if purchase
price already paid or
arrangements made)

Paid in full.

ENCUMBRANCES, IF ANY:

Nil.

LIST OF CHATTELS SOLD:

- Two working tables
- Two closets & two shelves
- Two counters
- One bookcase
- Five chairs (in poor condition)
- One kitchen cabinet
- One Kitchen stove and hot water tank
- One kitchen shelf
- One chest of drawers
- One Parlour bench
- One office desk
- Three large mirrors
- One round table with four extensions

\$10.00 ✓
12.50 ✓
15.00 ✓
12.50 ✓
2.50 ✓
8.50 ✓
20.00 ✓
2.00 ✓
10.00 ✓
2.00 ✓
10.00 ✓
15.00 ✓
5.00 ✓
\$125.00

ACAPY
10
15
20
25
275
30
40
5
250
5
35
20
10
24625

File No. 1342.
Catalogue No. 735.

May 15th, 1945.

MEMORANDUM

TO: Mr. George Peters

FROM: Mr. D. A. Gruen

Kishia SAKMOTO
City of Prince Rupert
Lots 11 & 12, Blk. 33,
Sub. 1, Plan 923.

Agreement for Sale covering the above described property,
in the names of Kenneth Maaka and Jean Lee Maaka, has been
paid in full. We now attach herewith the following:

1. Copy of application number 32873-I, dated December 15th,
1944, registering the property in the name of the
Custodian (Transmission).
2. Copy of application number 6563-D, dated December 15th,
1944, registering the property in the names of Kenneth
Maaka and Jean Lee Maaka (Agreement for Sale).
3. Copy of application number 33348-I, dated May 4th, 1945,
registering the property in the names of Kenneth Maaka
and Jean Lee Maaka (Deed).
4. Duplicate of Deed dated April 14th, 1945 - Secretary of
State to Kenneth Maaka and Jean Lee Maaka.
5. Certificate of Indefeasible Title No. 33348-I, dated
May 9th, 1945, covering the above property in the names
of Kenneth Maaka and Jean Lee Maaka.

Please refer to our memorandum of December 29th, 1944, which
is on file.

D. A. Gruen

ENCLOSURE
11-10-45

MEMORANDUM

File No. 1342.

TO: Mr. P. G. Moore.

FROM: Mr. E. G. Bell.

June 26th, 1944.

Re: Catalogue No. 735.

- (1) File 1342--Kichie SAKAMOTO, Reg. No. 10492.
- (2) 110 Fifth Street, Prince Rupert.
- (3) Lots 11 and 12, Block 33, Section 1, City of Prince Rupert, Map 923.
- (4) Certificate of Title No. 29201-I in name of Kichie SAKAMOTO.
- (5) No registered encumbrances.
- (6) Assessed value of Land \$1755.00; Improvements \$910.00.
- (7) Taxes for 1942/1943 (\$226.31 and \$217.63) outstanding.
- (8) Improvements consist of (A) a tailor's shop rented to G. Green @ \$45.00 per month and (B) a 7-room house rented to 2 tenants, B. Hansen @ \$18.50 and G. St. Claire @ \$12.50 per month; all on a month-to-month basis.

The last rental statement received from Messrs. Collart & McGeffer Ltd., shows all rents paid to 31/5/1944.

There is unused Tailor's equipment on the premises, including a Steam Press for which Mr. Green was offered \$350.00, which he turned down in view of probable need of this equipment by the Japanese to rehabilitate himself.

Mr. Green will be bringing our record of furniture and fixtures up to date on his return from Prince Rupert.

File No. 1342.
Catalogue No. 735.

November 21st, 1944.

MEMORANDUM

To: Mr. L. B. Wright

From: Mr. Ian Macpherson

Re: Estate of the late - Reg. No. 10498.
City of Prince Rupert
Lots 11 & 12, Blk. 33, Sec. 1, Map
513. Certificate of Vesting No. 8374.

Enclosed herewith the following documents in
connection with the sale of the above described property:

1. Original Certificate of Encumbrance.
2. Transmission in duplicate.
3. Agreement of Sale in duplicate,.....JENNETH MAIR and
JAMES LOG MAIR.
4. Copy of letter showing to whom sold and price
paid for the property.
5. Memorandum from the Administration Department
confirming valuation, and approval of Advisory
Committee.
6. Real Property Memorandum from Administration Dept.

Certificate of Indefeasible Title Number 24301-1 is
in the owner's possession.

Ivan
Maile,

Ian Macpherson

File No. 1342.
Catalogue No. 735.

December 29th, 1944.

MEMORANDUM

TO: Mr. George Peters

FROM: Mr. D. A. Cramer

Kichie SAKAMOTO
City of Prince Rupert
Lots 11 & 12, Blk. 33,
Sec. 1, Map 923.

With reference to the above property which was recorded in the Prince Rupert Land Registry Office, we attach herewith the following documents in connection therewith.

1. Copy of application registering Transmission.
2. Duplicate of Transmission dated November 27th, 1944.
3. Duplicate copies (2) of Agreement for Sale to Kenneth Maahs and Jean Loo Maahs.
4. Official Notification received from Prince Rupert Land Registry Office stating that Agreement for Sale to Kenneth Maahs and Jean Loo Maahs has been registered under No. 6565-D.

D. A. Cramer

DAC:JS
Atch.

1342.

Mailed Aug 12/47

August 12th, 1947.

REGISTERED MAIL.

Mr. Kichie SAKAMOTO,
Registration No. 10492,
Slocan City, B. C.

Dear Sir:

This file is up for review and we take advantage of this opportunity to give you a brief resume of our administration of your affairs.

As you know, the policies in regard to the management and subsequent liquidation of your property were decided upon by the Government of Canada, and while the problem was a difficult one for all concerned, we can assure you that it has been the aim of this office to carry out these policies in as careful and fair a manner as possible.

Real Property: Your Prince Rupert property (Cat. 735) was sold (Sept. 7/44) for \$3,200.00, half of which was paid in cash, the balance under an Agreement for Sale, payments under which were completed Mar. 27/45. A complete statement of the transaction was mailed to you on the 2nd April, 1945.

Personal Property: Some of the chattels declared by you were shipped to you at different times, at your request. Others were sold to the tenant of your real property, George Quan, at the prices placed on them by a qualified, independent, appraiser, i.e.

Working tables (2)	\$ 10.00
Closets (2) and Shelves (2)	12.50
Counters (2)	15.00
Bookcase	12.50
Chairs (5) in poor condition	2.50
Kitchen cabinet	8.50
Kitchen stove and hot water tank	20.00
Kitchen shelf	2.00
Chest of drawers	10.00
Parlour bench	2.00
Office desk	10.00
Large Mirrors (3)	15.00
Round table with 4 extensions	5.00
	<hr/>
	\$125.00

As advised you on October 26th, 1944, your steam press and boiler were sold for \$350.00, which we considered a good price for equipment that was not modern. The only article now left at Prince Rupert is a cash register, regarding which we have

(Over)

Mr. Richie SAKAMOTO.

Page 2.

August 12th, 1947.

written to Mr. J. H. Mair, Auctioneer, who has been holding it a long time, trying to secure the appraised value of \$65.00 put on it on February 26th, 1945.

Specified Articles: A Camera (Baby Brownie) turned over by you to the Provincial Police is in our hands and if you will send in the receipt you hold for this article, it will be mailed to you. If original receipt has been lost please complete and send in enclosed substitute.

Bonds, Shares, etc.: Victory Bonds (1 @ \$100.00 and 1 @ \$50.00) and War Savings Certificates (\$120.00), declared by you, remained in your possession and did not come under our administration.

On the 2nd June, 1945, this office paid for the following bonds purchased by you:

P.5 E065539	\$1,000.00
P.5 E065540	\$1,000.00
P.5 E065541	\$1,000.00

which are held in safe custody for your account, interest being collected as due and paid in to your credit.

Bank Accounts: A bank balance of \$150.00, declared by you to be in an account with the Bank of Montreal, Prince Rupert, was not disturbed by this office and did not come under our administration.

Liabilities: Your file shows all claims (3) filed against you to have been liquidated, i.e. (1) \$600.00 by Kemp & Company, direct by you; (2) \$424.70 Real Property repairs, worked off through rental revenue; (3) \$154.98 by Neon Products, settled by this office (for \$7.00).

Funds: There is a balance of \$379.30 standing at the credit of this account at the present time, as per attached statement.

If you will supply us with the name and address of your Bank we shall be glad to remit the above balance for the credit of your account with them, and at the same time send them, for your account, the Bonds mentioned above.

This would appear to account for all property of every kind left by you in the protected area which vested in the Custodian, and in order that you may confirm this, we enclose a stamped addressed envelope for your convenience.

Yours truly,

R. G. Bell,
Office of the Custodian.

RGB/P.
Encl.

October 14th, 1947.

Messrs. H. G. Helgerson Ltd.,
216 Sixth Street,
Prince Rupert, B. C.

Dear Sirs:

Re: Kichie SAKAMOTO - Reg. No. 10492.

We are in receipt of your letter of the 7th instant on the subject of the above evacuee's Cash Register.

A review of this file shows that in your letter of June 6/44, to which you refer, you stated: "....Mr. Collart of Collart & McCaffery, was present during part of the removal and he refused to allow the Cash register to be taken out as that is part of the shop equipment and is specifically stated in the lease." And if you will refer to our letter of the 20th November, 1944, you will find the cash register included in the list of articles still in use by the tenant (George Quan) at that date. It is also included, at a valuation of \$65.00, in Mr. Mair's valuation dated Feb. 26/45, which was enclosed with your letter of the same date.

On the 27th April, Messrs. Collart & McCaffery passed on an offer from George Quan based on Mr. Mair's valuation "minus the Cash Register". In accepting this offer (May 11/45) we wrote: "Would you, therefore, kindly collect and remit to us \$125.00 and at the same time request Mr. J. H. Mair to remove the cash register for inclusion in one of his regular auction sales. You might remind Mr. Mair that as he valued this article at \$65.00, we should expect approximately this sum to be obtained at auction." Under date of June 1st, 1945, Messrs. Collart & McCaffery wrote: "Mr. Mair came back to town last Monday and we have given him your instructions as to the sale of the cash register which he has removed from Quan's shop."

On the 31st July, 1945, Mr. Mair wrote with regard to his appraisal fee, adding: "I still have Cash Register and will be able to sell this at \$65.00 in November sale...." There is no further reference to the cash register until our letter of Aug. 8/47, asking Mr. Mair for an accounting. Mr. Mair did not acknowledge this letter and we wrote again on September 5th, on both occasions sending you a copy.

If the cash register can be found it should be shipped (collect) to its owner, as requested by him and mentioned in our letter to you of September 23rd. If it cannot be found we expect to receive Mr. Mair's cheque for \$65.00.

We would appreciate your following this matter up for us.

Yours very truly,

R. G. Bell,
Office of the Custodian.

RGB/P.

Receipt Statement

File No. 1345
Reg. No. 10492

Date	Particulars	Debit	Credit	Balance
1942 December 9	Agent's statement - Rent of sewing machine Rent collected Cash Disbursements	9.10 726.96	15.00 454.50	
1943 April 13	Rent of sewing machine Agent's collection	1.25	25.00	
May 26	Fire Insurance premium	50.00		
August 9	Land Registry Office - Certificate of Encumbrance	1.00		
December 30	1941 Taxes Cheque to you Rents collected Disbursements	258.60 100.00 152.80	930.90	
1944 February 1	Rent of sewing machine Commission Shipping charges	2.25 4.00	45.00	
May 12	Fire Insurance premium	50.00		
June 28	Shipping charges	95.63		
August 31	Rents collected Disbursements 1942, 1943, 1944 taxes	49.75 741.61	665.50	
September 7	Balance rents to date (note)		16.74	
	Credit re Sale of Property		1,523.93	
October 21	Sale of steam press & boiler Commission Appraisal fee Advertising	17.50 1.00 3.08	350.00	
January 3	Cheque to you	100.00		

File No. 1342

Date	Particulars	Debit	Credit	Balance
1945 February 14	Payment under Agreement for Sale \$1,300.00, Int \$33.31	0	\$1,333.31	
March 27	Payment under Agreement for Sale \$300.00, and Int. \$1.66 - Balance	<u>\$2,364.53</u>	<u>\$01.66</u>	

\$2,364.53 \$01.66

CR \$ 3,296.59

STATEMENT OF ACCOUNT

File 1342.

Kichie SAKAMOTO.

Reg. No. 10492.

1945

March	27	Balance as per last statement		\$3,296.59
April	18	Furniture appraisal fee (@ 2%)	\$ 3.79	
April	18	Agent's fee	\$ 1.50	
May	30	Chattels on premises--1st payment		\$ 80.00
June	2	Purchase of Victory Bonds	\$3,000.00	
June	6	Chattels on premises--balance		\$ 45.00
June	13	Agent's commission on chattels sale (@ 10%)	\$ 12.50	
August	16	Valuation fee--Cash register	\$ 5.00	
Sept.	20	Cheque in your favour	\$ 200.00	
Sept.	20	Full settlement of Neon sign claim	\$ 7.00	

1946

Feb.	4	Settlement of claim--Sukayemon Imabepu		\$ 15.00
April	5	Interest on Victory Bonds		\$ 82.50
October	2	Interest on Victory Bonds		\$ 45.00

1947

April	8	Interest on Victory Bonds		\$ 45.00
Today		Balance on hand	<u>\$ 379.30</u>	
			<u>\$3,609.09</u>	<u>\$3,609.09</u>

E. & O. E.
12th AUGUST, 1947.

RGB/P.

1948.

January 10th, 1948.

REGISTERED MAIL

Mr. Kichie SAKAMOTO,
Registration No. 10492,
Slocan City, B. C.

Dear Sir:

Re: Cash Register.

With reference to our letter of the 5th September, we regret having to advise you that Mr. J. H. Mair, auctioneer of Prince Rupert, has been "sold up" by the sheriff, according to information supplied by our Prince Rupert agents, H.G. Helgerson Ltd.

These agents further report (verbally) that they can find no trace of your cash register, which this office had turned over to Mr. Mair for sale at the appraised value of \$65.00, which he had placed on it. We notice that this article is included, at a valuation of \$150.00, in the claim you have filed with the Dominion Government's Japanese Property Claims Commission.

As provided for in our letter of the 5th September, we are enclosing our cheque in your favor for \$24.37, representing balance of your funds in Custodian's hands. This figure represents:

Balance as last advised	-	\$29.30
Cost of forwarding bonds (10/9/47)	\$3.30	
Cost of telegram to Prince Rupert		
re Cash Register	1.63	
Balance on hand today	\$24.37.	

We enclose a stamped addressed envelope and would ask you to let us have your prompt acknowledgment of this remittance for our records.

Yours truly,

R. G. Bell,
Administration Department.

RGB/JS

Enc: Cheque \$24.37

Stamped Addressed envelope.

Cat. 735 *File 1342*
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.**

NOV 20 1947 *File 1342*

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

- (1) NAME SAKAMOTO, Kichie (Mr.) (RCMP) Reg. No. 10492
(Print) Surname Given Name
- (2) Pre-Evacuation Address 318-320 Fifth Street, Prince Rupert, B. C.
- (3) Present Address Slocan City, B. C. P. O. Box 37.
- (4) REAL ESTATE
- (a) Street Address (if any) 318-320 Fifth St., Prince Rupert, B. C.
City or Municipality Province
- (b) Legal description (lot number, block number, section number, etc.) Lots 11 & 12, Block 33,
Section 1.
- (c) Type of Real Property (cross out words which do not apply):
(i) ~~Farm~~
(ii) ~~Residence~~ Type of business Tailoring and cleaning
(iii) ~~Business~~
(iv) Any other type of property (describe) _____
- (d) What was your interest in the property (e.g., sole owner, life tenant, joint tenant, owner of one half or one third interest, leasehold, etc.) Sole owner.
- (e) Fair market value at date of sale (estimate this to the best of your ability):
- | | |
|---|-------------|
| (i) Land and buildings | \$ 3,800.00 |
| (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) <u>Fixtures and Equipment</u> | \$ 982.50 |
| (iv) Total value (if you cannot give separate values for lands and buildings just fill in total value) | \$ 4,782.50 |
| (v) Amount at which Custodian sold property and credited your account | \$ 3,612.50 |
| (f) Loss (This figure is arrived at by deducting item (v) from item (iv)) | \$ 1,170.00 |
- (5) PERSONAL PROPERTY
- (a) Place or places at which property was left by the claimant at date of evacuation
Prince Rupert, B. C.
- (b) Type of premises in which property left (e.g., house, warehouse, garage, shed, church basement, etc.)
House
- (c) How stored or packed at time of evacuation Just left it as it was.

(over)

CASE NO. 100

IN THE MATTER OF THE "INQUIRIES ACT"
PART 1. REVISED STATUTES OF CANADA 1927. CHAPTER 92

JAPANESE PROPERTY CLAIMS COMMISSION

B E F O R E

(HIS HONOUR, JUDGE ERIC P. DAWSON, SUB-COMMISSIONER)

10

Nelson, B.C.

June 14, 1948

IN THE MATTER OF THE CLAIM OF
NICHIE SAKAMOTO

PROCEEDINGS AT HEARING.

20 APPEARANCES:

DONALD MACDONALD, Esq.,

appearing for the
 Dominion Government

A.E. COBUS, Esq.,

appearing for the
 Claimant.

 W.J. STURGEON, Esq.,

Secretary to Nelson
 Sub-Commission

MRS. I.C. SMITH,

Official Interpreter

G. HAMBLETON, Esq.,

Official Reporter

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MR. COBUS: The claim of Sakamoto, Kichie, Case No. 51 on the Secretary's list, and it will become case No. 283, Mr. Secretary, I take it.

THE SECRETARY: Yes, that is right.

KICHIE SAKAMOTO, the Claimant herein, being first duly sworn, testified as follows, through the official interpreter.

10 MR. COBUS: I would ask leave, your honour, to amend the claim form. The realty value remains at \$3800.00, and the credit to the Custodian becomes \$3200.00, leaving a net realty claim of \$600.00. The item under "fixtures and equipment" has been consolidated into the personal property claim.

The personal property claim is now shown as a total chattel claim of \$1195.50.

THE COMMISSIONER: In place of \$220.00.

20 MR. COBUS: In place of the \$220.00, and by pulling forward that item from the reverse side of the sheet.

THE COMMISSIONER: Would you give me that amount again, Mr. Cobus?

30 MR. COBUS: \$1195.50. The lists are replaced, the lists attached to the claim form, by lists attached to the chattel statement to be filed. We credit the Custodian for sales, \$475.00, and leave a net claim of \$720.50 for personal property. The total claim under 5 (f) becomes \$1320.50.

DIRECT EXAMINATION BY MR. COBUS:

Q: Witness, I produce to you a statement concerning the real estate for which you are claiming, located at 318 to 322 - 5th Street, Prince Rupert, B.C. Did you instruct Mr. Leckie to prepare this statement and is that your signature?

A: Yes.

Q: Are the statements contained therein true to the best of your knowledge and recollection?

10 A: Yes.

MR. COBUS: I would ask leave to file the real estate statement, your honour, as the first exhibit.

(STATEMENT MARKED EXHIBIT NO. 1)

MR. COBUS: Would my learned friend produce the appraisal on the real property for which the claim is made herein?

20 Referring to Exhibit 1, your honour, it was a tailor shop and living apartments located at 5th Street, Prince Rupert, B.C., No. 318 5th Street was a store with three rooms and a toilet -- "w.c." means water closet; I am not too sure. No. 320 is a front apartment of three rooms and a bath and a rear apartment, two rooms and a bath. The buildings were of frame built on posts with no cellars. The roofs were shingles on tarpaper, and the inside was of papered shiplap. The floors were of fir. The lot upon which the building was built was a lot 50 feet by 100 feet and was a double corner lot purchased in 1941. The

K. Sakamoto
In Chief

cost of the property to the claimant was \$1500.00. This property was located in the business section just in the rear of the Royal Bank, and was in a good location and only one half block from the post office.

10 With respect to improvements made by the claimant, he says that after the purchase in 1941 he made the following improvements: He raised the building and put in new posts, new siding on inside walls of each building. He put in new fir flooring and new interior walls and partitions in the rear portion of No. 322. The cost of that improvement, he says, was approximately \$1500.00. In 1944, through agents on order of the Custodian, a new fence was erected and his account was charged with \$95.00. Finally, he says from April to September, 1942 after he evacuated there was installed through his agents, Collart and McAffery, 20 new plumbing and fixtures in No. 322 consisting of two new water closets and a bathtub and kitchen sink, new bathrooms were built in each apartment with necessary partitions. The total cost as per account from the agents, he says, was \$710.00 for those latterly listed improvements.

30 In his comments he says that he admits that they were old buildings, but that with the improvements which he made they were in quite good shape and he disagrees with the appraiser's

statement that they were dilapidated. He says that if repairs in addition to the improvements noted above after evacuation were needed, then that would be the Custodian's responsibility as he was collecting revenues through the claimant's agents. He says that the valuator's report shows the total revenue as of July 5, 1944 was \$75.00 per month, and he believes that this property would be worth at least \$3800.00 when sold by the Custodian in September, 1944 for \$3200.00.

10

THE COMMISSIONER: None of the revenues were turned over for maintenance or repairs were they?

MR. COBUS: I believe the account shows that these maintenance costs or improvement costs were in fact deducted from his revenue.

THE COMMISSIONER: I see.

MR. COBUS: Has my learned friend produced the appraisal?

20

(Handed to Mr. Cobus)

MR. COBUS: I have had produced from the Custodian's file what is a copy of an extract of W.H. Shortridge's appraisal dated July 5, 1944. The value placed on the property is \$3200.00. I file the copy of the appraisal on behalf of the Crown.

(APPRAISAL MARKED EXHIBIT NO. 2)

MR. COBUS: My learned friend has also produced as well an assessment notice on this property for 1944 showing that the land was assessed for

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\$1755.00, the improvements, \$910.00, making a total of \$2665.00. I take it my friend admits that those are the figures -- it will save filing.

MR. MACDONALD: Yes.

10 MR. COBUS: Would my learned friend admit that this property was fully rented up to the time of sale and kept in normal repair, according to his report, and producing what I am informed to be \$71.00 per month, the shop being rented for \$40.00 a month, the dwellings for \$18.50 and \$12.50, a total of \$71.00 per month.

THE COMMISSIONER: Was that \$75.00 a month net or gross?

20 MR. COBUS: I have two conflicting details there. He says the valuator's report shows \$75.00 per month, but my information is that it actually produced \$71.00 per month, and if my learned friend will admit that I shall be much obliged. Would my friend admit that the property was fully rented and kept in normal repair and that the revenue it was producing was: shop, \$40.00 per month, dwellings, \$18.50 and \$12.50 each, a total of \$71.00?

MR. MACDONALD: Well, your honour, I have no information on it at all. I presume that is a matter to be established. I really have no information at all.

30 THE COMMISSIONER: Have you nothing on the file to show that?

MR. COBUS: Has my learned friend a short summary
form there of the real property?

MR. MACDONALD: There may be.

MR. COBUS: I am informed there is an administration
note, a green edged sheet in the Custodian's
file, contains that information.

MR. MACDONALD: Yes, the whole thing is set out here,
your honour.

THE COMMISSIONER: Well, perhaps that can be filed.

10 MR. COBUS: Yes, the fact that the property was fully
rented, that it was kept in normal repair up
to the date of sale and that it produced cer-
tain rent.

MR. MACDONALD: This is the only information I have,
so you had better check on that to see if
what you want is set out there. That is all I
can do.

20 MR. COBUS: Yes. I have had produced a summary from
the Custodian's file on real property, and
under the heading "Administration," I find
this: "Premises, shop and dwelling, kept in
normal repair and fully rented, shop, \$40.00,
dwelling to two tenants, \$18.50 and \$12.50
per month. If my learned friend would admit
that such is the case, I would appreciate it.

THE COMMISSIONER: It is not clear from that letter
whether it is the gross or net revenues they
are talking about.

30 MR. MACDONALD: It just speaks for itself, as far as
it goes, that is all; there are no particulars

on that at all.

THE COMMISSIONER: Yes.

MR. COBUS: There is, I think, in the Custodian's file a picture that is better than the one I have in my possession. If my learned friend would produce the snapshot.

MR. MACDONALD: I don't think there is one here of the building.

MR. COBUS: I may be misinformed.

10 MR. MACDONALD: This is the Prince Rupert property, isn't it?

MR. COBUS: Yes.

MR. MACDONALD: I haven't anything on the file.

MR. COBUS: Q: Witness, I produce to you a snapshot showing the front of a building. Do you recognize it and can you tell me what it is?

A: This is a picture of a house that I possessed.

Q: And for which he is making claim?

A: Yes.

20 Q: In the picture there are two entrances.

A: Yes

Q: Those are the two separate parts of that building, is that correct?

A: No, one is closed and the other has been used.

Q: Well, I don't think it matters; it is your building.

A: Yes.

MR. COBUS: It is not much of a picture; it only shows the front of the building. However, I would ask leave to file the snapshot, your honour.

Q: Witness, I produce to you a statement concerning the personal chattels for which you are claiming. Did you instruct Mr. Leckie to prepare that statement for you and is that your signature?

A: Yes.

Q: In your statement you have listed certain major items and then you say "for all other articles claimed except the above" -- I am reading from your statement -- "see list to be filed herewith: estimated value \$445.50."

10

I produce to you a list of articles which shows
an estimated value of \$45.50. Is that the list to which you make reference in your statement?

A: Yes.

MR. COBUS: I would ask leave to file the statement concerning personal chattels and the list referred to therein as one exhibit.

(STATEMENT AND LIST MARKED EXHIBIT NO. 4)

MR. COBUS: Now, referring to Exhibit 4, your honour,
the witness has listed a number of major items with separate valuations placed on each one and giving details with respect to each item as to date of purchase, whether new or used when purchased, price paid, and condition when evacuated. The first one is a Hoffman Steam Press which the claimant says he purchased in March of 1941 in a used state and which cost him \$600.00 installed. He gives the condition of that item as being good and estimates its value at the date of evacuation to have been \$550.00.

20

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K. Sakamoto
In Chief

With respect to storage, he says that the store fixtures were left in the tailor shop at 318 5th Street, Prince Rupert, the other articles were in the rooms behind the tailor shop. His only comment is that he has allowed for depreciation on all articles.

Would my learned friend produce the Analysis of Personal Property Claim?

(Handed to Mr. Cobus)

10 MR. COBUS: I would ask leave to file the Analysis, your honour, on behalf of the Crown.

(ANALYSIS MARKED EXHIBIT NO. 5)

MR. COBUS: Referring to Exhibit 5, your honour, in the third column under "Details of Claim" is the item to which I have already made reference, a steam pressing machine and boiler which, in his statement, the claimant describes as a Hoffman Steam Press. It will be noted that that was sold for \$350.00 and it is listed under "tender." I believe my learned friend has an appraisal on that item.

20

THE COMMISSIONER: Was there any ceiling price on that, do you know.

MR. COBUS: Your honour?

THE COMMISSIONER: Was there any ceiling price on that at all, do you know.

MR. COBUS: I have no information as to that.

THE COMMISSIONER: Mr. MacDonald, have you any information as to whether there was a ceiling price on the hoffman press?

30

K. Sakamoto
Discussion

MR. MACDONALD: You mean a ceiling price at that time on second hand goods?

THE COMMISSIONER: Yes.

MR. MACDONALD: No, I haven't any idea.

THE COMMISSIONER: Quite a good deal of machinery at that time did have a ceiling price on it.

10 MR. MACDONALD: Yes, there would be a ceiling price on it. It would be impossible to ascertain what the ceiling price would be at that time; you see, the ceiling price has been over for a year now.

MR. COBUS: Your honour, I have had produced from the Custodian's file what purports to be an appraisal of a Hoffman Steam Press and boiler made by someone from Evanson's Ideal Cleaners at Prince Rupert, B.C., and dated September 1st, 1944. This appraiser valued that press and boiler for \$150.00. It was sold for \$350.00.

THE COMMISSIONER: That is the press and boiler, is it?

20 MR. COBUS: I gather the price, \$350.00, covers the equipment that was valued by this individual.

THE COMMISSIONER: The appraisal, I mean, covers both the machine and the boiler, does it?

MR. COBUS: I take it so, yes, your honour. I would file that appraisal on behalf of the Crown, your honour.

(APPRAISAL MARKED EXHIBIT NO. 6)

30 MR. COBUS: If I might make reference to the copy of the appraisal of the real estate which is filed as Exhibit 2, I find in the second paragraph

K. Sakamoto
Discussion

this information: "Some of the furniture from here have been removed at I believe your instructions but there is still a steam press with a value of near \$500.00 that would not be included in this." I think that should be called to the attention of the Commission.

MR. MACDONALD: That is in the real property appraiser's memorandum?

MR. COBUS: Exhibit 2, that is correct.

10

I have had produced from the Custodian's file what purports to be an inventory and appraisal of certain furniture at 318 - 5th Street, Prince Rupert, B.C., dated February 26, 1945. The items are listed separately and a separate appraised value is given for each item, totalling \$189.50. It is signed by J.H. Hair, Furniture and Auctioneer, Prince Rupert, B.C. Filed on behalf of the Crown.

(INVENTORY MARKED EXHIBIT NO. 7)

20 MR. COBUS: Then I would comment, your honour, with regard to another item in the analysis of personal property claim, and it has to do with a certain cash register, which is shown in the column "No account, theft," \$65.00.

THE COMMISSIONER: Yes, I noticed that.

MR. COBUS: And under comments I have this: "Holder 'sold up' by sheriff. No trace." I wonder if my friend has any information?

THE COMMISSIONER: He may be able to elucidate what that means.

30

MR. COBUS: He may be able to indicate who "the holder" was.

MR. MACDONALD: Your honour, my information is that the party who had this cash register, where this cash register had been stored, his property was seized by the sheriff, as a judgement creditor, presumably, and this cash register was either sold, stolen, or otherwise, and it had been appraised at \$65.00.

10 MR. COBUS: It wouldn't happen that the holder referred to is this one, J.H. Mair?

THE COMMISSIONER: It wouldn't be on a judgement against Kichie Sakamoto, would it?

MR. COBUS: I don't think so.

THE COMMISSIONER: It would be a judgement against somebody who was evidently holding it for him.

MR. MACDONALD: Somebody who was holding it for him at that time; I am not claiming it was a judgement against him at all. But this was something that was seized that shouldn't have been seized, and it had been appraised at \$65.00, as I understand the situation, and that is all I know about it.

20

MR. COBUS: My friend doesn't care to indicate who the holder was?

MR. MACDONALD: I can't. I have no idea who the holder was.

MR. COBUS: You have no idea. Your witness.

MR. MACDONALD: In this connection, your honour, my submission is that the real property was sold

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for its fair market value and the personal property that was sold was sold for its fair market value, and that the other articles are claimed at an exorbitant price.

The matter of this \$65.00 in "No account, theft" I have explained, that it had been appraised at that, and the Crown, I presume is responsible for \$65.00.

10 THE COMMISSIONER: Yes, that appears to be the only loss of any nature, just that one item.

MR. COBUS: Yes. I would indicate that the claimant, of course, is claiming, I believe, opposite that item \$150.00; that is correct, isn't it, your honour?

MR. MACDONALD: For the cash register.

MR. COBUS: For the cash register.

THE COMMISSIONER: Yes, this claim is for \$150.00.

MR. COBUS: Yes, \$150.00.

20 MR. MACDONALD: We say it was appraised at \$65.00, that is the only thing.

MR. COBUS: I had intended, your honour, to file a statement from Collart and McCaffery, Limited to K. Sakamoto. These people were the agents for the claimant with respect to the real estate and they collected rents and turned them over to the Custodian and that was approved by the Custodian.

30 Q: I produce to you, witness, a statement from Collart McCaffery, Limited, to you dated September 21, 1942 and showing debits of \$710.45. What

K. Sakanoto
In Chief

do those debits represent?

A: It was the cost of the repairs that was done after I left the house.

THE COMMISSIONER: What did you say, Mrs. Smith?

THE INTERPRETER: The cost of repairs after he evacuated.

MR. COBUS: And those are from April 9th, 1942 to July 17th. I merely ask leave to file that in support of a certain statement with respect to improvements.

THE COMMISSIONER: All right.

(STATEMENT MARKED EXHIBIT NO. 8)

MR. COBUS: Q: I produce to you a letter from Collart McCaffery, Limited, dated December 5, 1944, addressed to you at Slocan City, B.C. concerning the building of a fence. Did you receive this letter from Collart and McCaffery, Limited?

A: Yes.

MR. COBUS: I would ask leave to file that letter merely to substantiate a statement he has made, your honour, with respect to realty and improvements thereon.

(LETTER MARKED EXHIBIT NO. 9)

MR. COBUS: I have nothing more, your honour.

THE COMMISSIONER: All right.

(Witness aside)

(PROCEEDINGS ADJOURNED SINE DIE)

Certified correct and true transcript.

G. Hambleton, Official Reporter.

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

E.P. Dawson
Sub-Commissioner

DEFENCE BRIEF

NELSON
14 June 1948

Kichie SAKAMOTO

File No. 1342

Case No. 383

Claim 1

REAL PROPERTY CLAIM

(All claims shown are Gross)

Claim

Appraised at

Sale Price

\$3800.

\$3200.

\$3200.

Witness: Appraiser, W.H. Shortridge.

Appraiser (Shortridge) reports -

Property consists of 1 acre and 2 odd type living quarters. Very old & dilapidated. Condition generally very poor, piling roof and all over poor.

This property was rented at \$75. a month gross and claimant received \$71.75 monthly.

Claim 2

PERSONAL PROPERTY CLAIM

(All claims shown are Gross)

Amended Claim

Sold for

\$1195.50

\$475.00

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(a) Goods value	\$796.25	Sold by Tender for \$475.00 ✓
(b) " "	50.00	Sold with property (Fixtures) ✓
(c) " "	124.25	No record at any time. ✓
(d) " "	225.00	Recorded now missing. ✓
	<u>\$1195.50</u>	

The Cash Register value \$150. was appraised at \$65. by J.H. Mair was lost, stolen or otherwise. This Cash Register was held in safe custody for sale at \$65. by J.H. Mair and Mr. Mair was eventually 'sold up' by the Sheriff.

The Steam Press & Boiler value \$550. were appraised by Evensons Ideal Cleaners, Prince Rupert, at \$150. Messrs. Collart & McCaffery Ltd., Prince Rupert, reported that the Pioneer Laundry gave them a verbal estimate of \$100. Both these parties stated that the pressing machine was old and out of date. They were sold by tender for \$350.

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Goods value \$246.25 appraised by
J.H. Mair, Auctioneer, Prince Rupert
at \$125. were sold to tenant for
that amount.

The clock, beds, stoves, silverware,
tools, and fishing equipment were
never declared and never found,
and the Stock-in-Trade value \$75.
is missing.

Summary of Defence Witnesses

J. H. Mair

W. H. Shortridge

Where required

2 (a) Appraiser

1 Appraiser

BMP/mw

Name of Claimant **SARAWOTO, Richie**Case **383**Custodian File **1342**

<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		Sale Price			Total Award 125% of all Sale Prices	
						% of Total	Amount				% of Total	Amount
		3200	320.00	160.00 12.50							492.50	
<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	Application of % ratio to amount in next preceding column	Sale Price of goods Sold by Tender	12% of Sale Price					
			39.65%	369.25	220.25	675.00	53.00	273.25				
TOTAL RECOMMENDATION										765.75		

September 26th, 1950.

Mr. Kichie SAKAMOTO,
2012 East Georgia St.,
Vancouver, B. C.

Dear Sir:

Re: Japanese Property Claims Commission
Case No. 383

We have received from the Co-Operative Committee on Japanese Canadians, Release executed by yourself covering the award recommended under the above Commission, for the sum of \$765.75.

Cheque for \$735.35 is enclosed herein, and the sum of \$30.40 has been paid to the Co-Operative Committee on Japanese Canadians for legal fees as authorized.

Yours truly,

F. G. Shears,
Director.

FGS/js
1 encl.