

2839

Haney
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 INFORMATIONNAME: ODAGUCHI (Fumi) Mrs. YoichiroHOME ADDRESS: 317--14th Ave., Haney, B. C. (R.R. #1, Haney, B. C.)REGISTRATION NUMBER 14079 SEX: Female AGE: 46OCCUPATION: Farmer's Help

(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: SelfMARRIED? yesNAME OF WIFE OR HUSBAND: Yoichiro 1923ADDRESS OF WIFE OR HUSBAND: 317--14th Ave., Haney, B. C.NAMES OF ANY LIVING CHILDREN: Yae (F) Hisayo (F) Tetsuo (M)ADDRESS OF CHILDREN: 317--14th Ave., Haney, B. C.AGE OF CHILDREN: 15, 13, 8.**STATEMENT OF ALL REAL PROPERTY** (Each parcel must be mentioned and particulars given)

1. LOCATION AND DESCRIPTION: Two portions containing 13.712 acres and .096
acres more or less respectively of the South East quarter of Section 32, Township
12 as shown and outlined Red on sketches deposited Nos. 6047 and 6048 in New
Westminster District. 317-14th Ave.

2. BUILDINGS AND OTHER IMPROVEMENTS: 3 room frame house, 1 wood shed,
1 packing shed, 1 bath house, 1 well.

3. INSURANCE (Give particulars; state where policies are) House--fire insurance. \$300.00
The Traveler Fire Ins. Co. Hartford, Conn. U.S.A. Policy in owner's possession.

4. TAXES (Amount and where payable) \$29.92. Payable at the Municipal Hall, Haney, B.C.
1941 paid.

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

none

6. OCCUPANCY AND LEASES (If vacant so state) Occupied by owner.

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: In owner's possession.
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST. Richd Odaguchi, Joint Owner.
9. IF FARM LAND STATE CROPS SOWN 2 acres strawberries, 1 acre raspberries,
16 large apple trees, 120 young fruit trees.

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: 3 room frame house at 317 14th Ave., Honey, B. C.

2. LANDLORD'S NAME AND ADDRESS: None

3. PARTICULARS OF LEASE AND RENT AND DATE TO WHICH PAID:

4. STATE WHEREABOUTS OF LEASE:

5. SUB-TENANTS, IF ANY (Give name, address, rent and to what date paid)

6. IF FARM LAND, PARTICULARS OF CROPS SOWN

STATEMENT OF PERSONAL PROPERTY OWNED:

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

Personal effects in owner's possession at 317 14th Ave., Honey, B. C.

2. HORSES, LIVESTOCK AND OTHER ANIMALS, POULTRY AND PETS

3. GIVE THE NAME AND ADDRESS OF ANY PERSON HAVING ANY INTEREST IN, OR

CLAIM ON ANY SUCH PROPERTY

4. INSURANCE CARRIED ON ABOVE PROPERTY:

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)

none

8. BANK ACCOUNTS: none

9. LIFE INSURANCE: none

10. INTEREST IN ANY ESTATES OR TRUSTS: none

11. SAFETY DEPOSIT BOX: none

LIABILITIES:

1. PERSONAL DEBTS: none

2. TRADE DEBTS: none

REMARKS:

Personal effects to be taken
upon evacuation.

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 8th day of April 1942.

A. J. McMur

Witness

(Signature) *F. Odoquid*

FOR DEPARTMENTAL USE

REAL PROPERTY SUMMARY

JAPANESE NAME: Kujiro KUSANO Reg. No. 14050 File No. 9587.

CATALOGUE NO: Sold by Special Arrangement to S.S.B., BC/72-P. First Offer.

PROPERTY ADDRESS: 2475 Power Line Road, Hammond, B. C.

LEGAL DESCRIPTION: The East half of Lot "B" of Lot 278, Group 1, Map 1179, being all that portion of said Lot "B" lying Easterly of a straight line bisecting the North and South boundaries of said Lot, Municipality of Maple Ridge, D. N. W.

TITLE: Registered in the name of Kujiro KUSANO.

ENCUMBRANCES: None registered and no indication of any unregistered charges.
Vesting Order No. 24433, dated July 27th, 1942.

ASSESSED VALUE: Land - \$350.00
Improvements - \$450.00 - \$800.00. Taxes - \$18.82.

CLASSIFICATION: Small Farm Holding, 4.376 acres of which 1½ acres were planted to hops and ½ acre to asparagus.
The only buildings were 2 brooder houses.

HISTORY OF ADMINISTRATION: Hop acreage under bulk lease to Haas Hop Co., the revenue from which was \$37.55 for 1942. KUSANO was given statement regarding this, March 2nd, 1943. The balance of the land was included under lease on the main property for 1942.
The Custodian gave a lease to James A. Head, dated December 22nd, 1942, for a term of 1 year from 2nd January, 1943 to 31st December, 1943. Consideration being - Lessee to pay ½ 1943 Taxes.

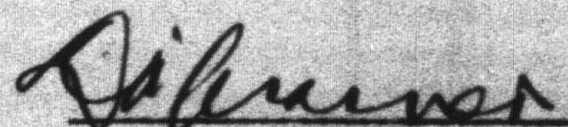
SOLD: To The Director, The Veterans' Land Act for \$422.00 as at January 1st, 1943.
Approval of Advisory Committee - 1st June, 1943.

Funds released to the credit of Kujiro KUSANO as at May 10th, 1944, against which were charges for Registration Fees - \$3.00, Legal Fees - \$15.00, 1942 Tax arrears - \$21.53, leaving a net credit of \$382.47 from said transaction.

Certificate of Title No. 169785-E in the name of The Director, The Veterans' Land Act.

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

December 18th, 1945.


D. A. CRAMER.

LIABILITY SUMMARY

File No. 2839

1st November, 1946.

Re: Fumi ODAGUCHI - Reg. No. 14079 (Mrs. Yoichiro)

This file reveals no liabilities.

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

WEA:HA

W.E. Carson

905-3
DATE Sept. 14/42
FILED BY Crown

REPORT
ON EVACUATED JAPANESE PROPERTY

File No. _____

Date: Sept. 3, 1942.

MUNICIPALITY: MAPLE RIDGE.

NAME: ODAGUCHI, (Fumi) Mrs. Yoichiro

REGISTRATION NO. 14079.

ADDRESS: 317-14th Ave., Haney, B.C.

PROPERTY: Jointly owned with son Eichi.

ACREAGE: 14.

KIND OF CROPS:

Straws. Rasps. Fruit Trees.

APPROXIMATE ACREAGE OF EACH:

2.

1. 16 lge. 120 sml.

HOUSE: 1 Storey.

VACANT: Yes.

OCCUPIED

DESCRIPTION Frame.

ROOF: Shingle.

SIZE: 22 x 24

NO. OF ROOMS 3.

CONDITION: Poor.

OTHER BUILDINGS: Woodshed. Packing shed. Packing shed & hay shed comb.

NAME OF LESSEE OR RENTOR:

TERMS:

WATER: Well.

ON:

OFF:

LIGHT: None.(wired)

ON:

OFF:

REMARKS: Back door open when we arrived, also window broken. Have nailed and boarded both. All buildings are in generally poor condition.

INVENTORY OF CHATTELS LEFT ON PROPERTY

In house.

1 Bed, spring, & mattress. (single)

1 " " & " (single)

Dresser. (homemade, NV poor)

Chest of drawers.

Gramophone & 2 records.

Sml. bookshelf.

Bookshelf with 2 drawers.

Clothes cupboard, homemade. (loose)

2 Straw trunks. (cont. clothes)

1 Ctn. (cont. dress patterns)

1 " " photographs.)

1 Suitcase.

Linoleum rugs on all 3 rooms.

Sml. ctn. (cont. Sewing machine attachments)

8 Window blinds. (very poor)

Jap. plane.

3 Kitchen chairs.

4 Sml. Tables. (homemade)

3 Lamps. (no chimneys, 1 is wall type)

Heater. (& pipes)

Sml. quantity of books in homemade shelf.

1 Sml. round rag rug.

Sml. wet stone.

Dining table.

Cook stove. (& pipes, old)

5' Step ladder.

5gal. Coal oil can.

DB Axe.

Sml. cooler.

Wooden tray & 2 sml. woven baskets.

Sml. cushion.

In basement.

2 Hoes. (1 no handle.)

1 Peavey head.

3 Paper bags. (powder, unknown)

2 Sad irons.

200' lumber. (mixed, used)

75 Berry trays.

2 Egg crates.

50# Cement.

Hay rake.

2 Mops.

1gal. Coal oil can.

Baby buggy. (old)

5gal. can. (1/2 full of oil)

Mantle clock. (old)

2 Wheelbarrow wheels.

Hand sprayer.

Mole trap.

Box. (cont. straw sacks)

In bathhouse.

New wooden bath tub & new brick

fire box.

Lantern.

Box. (cont. 10 beer bottles)

Lge. wooden barrel.

Wheelbarrow. (poor)

Wooden block, rope, & bucket

Radio aerial. (on roof)

Signed:

J. Morrison

H. M. Anderson

* Extra bed spring mentioned on H.R.C. list not there.

2 hoes are evidently missing.

In the barn: 1 old auto tire. 540 cu. ft. of hay.

File No. 2839

**SUMMARY RELATIVE TO CLAIM OF
Fumi ODAGUCHI - Reg. No. 14079**

30th June, 1948.

Property owned jointly by Eichi ODAGUCHI and Fumi ODAGUCHI.

Two portions containing 13.712 acres and 0.096 of an acre more or less respectively of the SE $\frac{1}{4}$ of Sec. 32, Tp. 12, as shown and outlined Red on Sketches deposited Nos. 6047 and 6048, Municipality of Maple Ridge, D.N.W.

	<u>Assessed Value</u>	<u>S.S. Bd. Appraisal</u>	<u>V.L.A. Purchase</u>	<u>Claimant's Valuation</u>
Land:	\$ 800.00	\$348.00		
Improvements:	<u>600.00</u>	<u>250.00</u>	<u> </u>	<u> </u>
	1400.00	\$598.00	\$587.00	\$1400.00
				<u>587.00</u>
		Less sale price		\$ 813.00
				<u>\$406.50</u>

13.808 acres

This claimant owned this property jointly with her son, Eichi ODAGUCHI. The claim of Eichi ODAGUCHI was heard before the Commissioner on the 28th April, 1948 at Ft. William, Ontario, and he presented his claim on behalf of his mother in respect of the real estate.

Y.M.S.

DEC - 2 1947

IN THE MATTER OF a Commission to Investigate Claims of Japanese Canadians for Property Losses.

TO: The Commissioner,
Office of the Custodian,
Royal Bank Bldg.,
Vancouver, B.C.

2839. R 247
RCMP 114 P 217 A
Rev. 13
Oct 22, 1947

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

(RCMP) Reg. No. 14079

- (1) NAME ODAGUCHI FUMI
(Print) Surname Given Name
- (2) Pre-Evacuation Address 317 14th Ave., Haney, B.C.
- (3) Present Address 40 R.S. Mc Cutcheon, Box 322, Carman, Man.
- (4) REAL ESTATE

- (a) Street Address (if any) 317 14th Ave., Haney, B.C.
City of Municipality Province
- (b) Legal description (lot number, block number, section number, etc.) Two portions containing 13.712 acres and 0.096 of an acre, more or less respectively of the South East Quarter of Section 32, Township 12, as shown and outlined red on sketch map Nos. 6047 and 6048, District of New Westminster, C.P.C. 48806.

(c) Type of Real Property (cross out words which do not apply):

- (i) Farm
(ii) Residence
(iii) Business
(iv) ~~Any other type of property (describe)~~

Type of business Small Fruit Farm

(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.) Joint owner with son - Eichi Odaguchi, 40 Staff House, Great Lakes, Laurier, Ont.

(e) Fair market value at date of sale (estimate this to the best of your ability):

- (i) Land \$
- (ii) Buildings \$
- (iii) If business, put value on business as going concern (including land and buildings, tenancies, chattels, fixtures, stock-in-trade, goodwill and accounts receivable) \$
- (iv) Total value (if you cannot give separate values for lands and buildings just fill in total value) \$ 1400.00
- (v) Amount at which Custodian sold property and credited your account \$ 587.00
- (vi) Amount at which Custodian sold property and credited your account \$ 813.00
- (vii) Amount at which Custodian sold property and credited your account \$ 406.50

(f) Loss (This figure is arrived at by deducting item (v) from item (iv)) \$ My loss - one half thereof

(5) PERSONAL PROPERTY

- (a) Place or places at which property was left by the claimant at date of evacuation 317 14th
- (b) Type of premises in which property left (e.g., house, warehouse, garage, shed, church basement, etc.) House and bath house
- (c) How stored or packed at time of evacuation In house, attic and closed off portion of basement, and bath house

(over)

In whose care was property left at date of evacuation by the claimant. (This question refers to the terms of reference which exclude claims where the property was lost, destroyed or stolen while under the custody, control or management of any person other than the Custodian appointed by the owner of the property. It involves some definite arrangement whereby you appointed someone to take care of the property and such person accepted the responsibility of so doing. Unless such an arrangement was made the question should be answered "in no one's care")

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

In Confession case

Estimated Value \$

Estimated Value \$.

Estimated Value \$

ESTIMATED Value \$

ESTABLISHED 1914

ESTIMATED VALUE •

Estimated Value \$

Estimated Value \$

Estimated Value \$

TOTAL CLAIM FOR PROPERTY LOSS : 237.00

N.B.—If you cannot list all the items here prepare a separate list with values set out opposite each item and attach it to the form. The item "personal property" includes shares, bonds, mortgages, loans, notes and all other forms of property not included in real estate.

(f) Total claim including real and personal property (this figure can be arrived at by adding items 4(f) and 5(e))

(6) (a) Place at which claimant prefers to be heard.
(b) Do you require the services of an interpreter at the hearing? Yes or no

N.B.—This Declaration must be sworn before a Commissioner, Notary Public or other person entitled to take declarations. All lawyers are qualified to do so.

DOMINION OF CANADA

FILED

John E. Bregante

of the Province of Montreal, Quebec

DO SOLEMNLY DECLARE THAT:

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

DECLARED before me at the
June

of
Commission
of the
Federal
of
James Thompson

this 25th day of November
 A.D. 1947.

N.B.—THIS FORM FULLY COMPLETED AND SWORN BEFORE A COMMISSIONER SHOULD BE MAILED BY REGISTERED MAIL TO THE COMMISSIONER, c/o THE OFFICE OF THE CUSTODIAN, ROYAL BANK BLDG., VANCOUVER, B.C., BEFORE NOVEMBER 30th, 1947. IF YOU CANNOT MAIL IT BEFORE THIS DATE SET OUT BELOW REASONS FOR THE DELAY.

(c) Itemized description of personal pr property which is the subject of the claim.

1. 2 beds, 2 springs, 2 mattresses.....	\$ 25.00
2. dresser.....	3.00
3. chest of drawers.....	10.00
4. gramophone.....	5.00
5. small bookshelf.....	2.00
6. bookshelf with two drawers.....	3.00
7. clothes cupboard.....	2.00
8. 2 straw trunks (cont. clothes.).....	20.00
9. 1 container (cont. photographs).....	2.00
10. 1 suitcase.....	2.00
11. linoleum rugs on all three rooms.....	20.00
12. set of sewing machine attachments.....	2.00
13. Japanese plane.....	2.00
14. 3 kitchen chairs.....	3.00
15. small round rag rug.....	2.00
16. dining table.....	3.00
17. cook stove and pipes.....	5.00
18. 5' step ladder.....	2.00
19. 1 gal. & 2 gal. coal oil cans.....	1.00
20. double bladed axe.....	1.00
21. 2 hoes.....	1.00
22. 2 sad irons.....	1.00
23. 200' lumber.....	5.00
24. 75 berry trays and two egg crates.....	8.00
25. hay rake.....	2.00
26. 2 hoes.....	2.00
27. 2 large wheelbarrow wheels.....	4.00
28. hand sprayer.....	4.00
29. mole trap.....	1.00
30. 200 lbs. new raspberry wire.....	12.00
31. quantity of stove pipes.....	2.00
32. electric light bulbs.....	1.00
33. curtain rods.....	2.00
34. Japanese lacquered, wooden soup bowl set.....	12.00
35. 2 boxes of chawan e.....	20.00
36. 5 boxes preserve jars.....	10.00
37. 2 earthenware crocks.....	2.00
38. miscellaneous kitchen articles.....	5.00
39. new wooden bath tub & new brick fire box.....	25.00
40. lantern.....	1.00
41. large wooden barrel.....	2.00
42. block, rope and bucket.....	2.00

Estimated value of above personal property \$ 231.00

File No. 2839
Reg. No. 14079

c/o T.H. Weaver, Kane, Manitoba,
October 7, 1944.

Mr. F.G. Sheare,
Department Of The Secretary Of State,
Office Of The Custodian,
506 Royal Bank Building,
Vancouver, B.C.

Rec'd	OCT 20 1944
File No.	
Ans.	24/10/44
Referred	Sheare

Dear Sir:

I acknowledge with thanks the receipt of your statement dated June 19, 1944, showing the sale price of our land. The sale price has given us much dissatisfaction since the land was sold at such a low figure.

On December 21, 1942, I signed and returned to you an inventory of chattels left on our property. I presume that your office has already disposed of these articles which I left behind and would appreciate your sending me a statement showing the selling price of same and also a cheque for the amount realized.

I also wish to inform you of other articles which I left behind. I did not report the existence of these articles at the time of the evacuation, since we were quite sure that we would be permitted to return to our home at the end of hostilities. However, this seems to be unlikely at the present time. Therefore I wish to report that I have left in the attic of our home the following articles:

- 200 lbs. new Raspberry wire.
- Quantity of stove pipe
- 12 electric light bulbs
- Curtain rods
- Japanese lacquered, wooden soup bowl set.
- Other miscellaneous articles.

Also in the closed off portion of the basement, I have left boxes containing the following:

- Chinaware.
- Cups, saucers and plates.
- Preserve jars.
- Earthenware crocks.
- Kitchen ware.
- Other miscellaneous articles.

Also a few boxes of preserve jars were left in the bushes south of the house.

If you have discovered and disposed of these articles also, please send me a statement showing the selling price of the articles, and also a cheque for the full amount.

There is listed in the inventory of chattels a small quantity of books. Among them there is a set of books printed in Japanese. If you have not already disposed of these Japanese books, and if they are still available, would you kindly ship them to me express collect? Thank you.

Yours truly,

(Mrs) Fumi Odaguchi.

File No. 2839

Reg. No. 14079

Canada

**DEPARTMENT OF THE SECRETARY OF STATE
OFFICE OF THE CUSTODIAN**

JAPANESE EVACUATION SECTION

File No. 2632 & 2643

Reg. No. 14079 & 10693

506 Royal Bank Building,

Vancouver, B. C.

JUN 19 1944

Mrs. Paul ODAGUCHI & Mr. Elsie ODAGUCHI.

Dear Sir:

Re: Two portions containing 13.712 acres and 0.096 of an acre
more or less respectively of the South East quarter of Section
32, Township 12, as shown and outlined red on sketches dep.
Nos. 6047 and 6048, District of New Westminster, C. of E. 47986.

You have previously been advised that a sale of lands in rural districts was entered into between this Department and The Director, The Veterans' Land Act.

Due to the size of this transaction, the arrangements for same and the completion of the transfer have taken a considerable time. Negotiations were started in the early part of 1943 and were based upon valuations made by qualified appraisers and on the basis of a sale effective as at January 1st of that year. This means that the 1943 revenues from the property were for the benefit of the purchasers, but that taxes, fire insurance and other operating charges were assumed by them.

The following is a statement showing the sale price and adjustments:

Sale price of above described property	\$ 527.00
Add:	
Unexpired insurance premium as at January 1st, 1943	\$ 527.00
Less:	
Tax arrears to December 31st, 1942	\$
Registration fee	3.00
Encumbrance—Principal	
—Interest	\$ 3.00
Net proceeds of sale	\$ 524.00

joint

This amount has been placed to your credit and a statement of your account is endorsed hereon showing the present balance on our books. A small amount for legal fees in connection with the conveyance to the Veterans' land will be charged later.

Yours truly,

F. G. SHEARS,
Director.

CR 1584.00 Cr.

Debit	Credit	Balance
	77.58	77.58 Cr.
54.00		
1.00		
50.00		
26.58	677.58	650.99

Date	Description	Amount
Jan. 1	Balance Brought Forward	77.58
	Credit re Sale of Property	54.00
	Land Registry Office Co. of E.	1.00
June 6	Cheque to you	50.00
Nov. 17		26.58

**R E P O R T
ON EVACUATED JAPANESE PROPERTY**

File No. 2839.

MUNICIPALITY: Maple Ridge.

Date: May 21st. 1942.

NAME: ODAGUCHI. (Fumi) Mrs. Yoichiro.

REGISTRATION NO. 14079.

ADDRESS: 317 14th. Ave. Haney, B.C.

PROPERTY: Jointly owned with son Eichi.

ACREAGE: 14.

KIND OF CROPS: Strawberries. Raspberries.

APPROXIMATE ACREAGE OF EACH: 2. 1.

HOUSE: VACANT: Yes. OCCUPIED

DESCRIPTION 1 Story wooden frame house. **ROOF:** Shingle

SIZE: 22 x 24. **NO. OF ROOMS** 3.

CONDITION: Just a shack.

OTHER BUILDINGS: Woodshed. Packing shed.

NAME OF LESSEE OR RENTOR: None.

TERMS:

WATER: "Well" ON: OFF:

LIGHT: None. ON: OFF:

REMARKS:

~~XXXXXXXXXXXXXX.~~

INVENTORY OF CHATTELS LEFT ON PROPERTY
Stored in the house.

Dining table.

Gramophone & records.

2 Beds complete & 1 spring.

Chest drawers.

2 Straw trunks.

Guitar in canvas case. X

Bdl. garden tools. X

Signed:

I. C. Randall.

Reg. Nos. 14079 & 10693,
c/o R. S. McCutcheon,
Box 322,
Carman, Minn.

EVACUATION SECTION	
Rec'd	DEC 9 1948
File No.	2839/2843
Ans.	noted
Referred	OK

Department of the Secretary of State,
Office of The Custodian.

Dear Sir: Ref. File No. 2839 & 2843.

We acknowledge receipt of a cheque for \$569⁰⁰, together with your letter and statement.

We are accepting this cheque for \$569⁰⁰, with the definite understanding that it "will in no way prejudice our claims now before the Commission, as the Honorable Mr. Justice H. I. Bred, Commissioner, has so ruled", as stated in your letter.

Yours truly,

E. Odaguchi

Mrs. F. Odaguchi.

1923, 2839

June 7, 1947.

Mrs. Fumi ODAUCHI,
Reg. No. 14079,
c/o R.S. McCutcheon,
Box 322,
Carman, Manitoba.

Dear Madam:

Re: Yoichiro ODAUCHI, \$14000, Deceased.

We have received a letter today from the Canadian Mutual Benefit Association stating that their cheque for \$1000 in full settlement of insurance claim has been remitted to you.

We also received from them Passport, Death Certificate and receipt relative to your husband's funeral, and enclose these documents herewith.

Yours truly,

A. G. McArthur,
Office of the Custodian.

AGS:AH
encl. Passport.
Death Certificate.
Receipt re funeral expenses.

1923, 2839

February 25, 1947.

Mrs. Fumi ODAGUCHI,
Reg. No. 14779,
c/o H.S. McCutcheon,
Box 322,
Carman, Manitoba.

Dear Madam:

We are today sending documents to the insurance company which you handed to the Manitoba Welfare Officer of the Department of Labour, relative to Canadian Mutual Benefit insurance benefits. We have advised the insurance company that the Custodian will have no objection to the proceeds from this policy being paid direct to you. We have reviewed your husband's file in this office and would draw your attention to a claim filed against him in the sum of \$19.80.

When Mr. Odaguchi registered with the Custodian on April 8, 1942 he declared that he owed the Maple Ridge Co-operative Exchange \$132.00. It appears that he deposited his \$113 worth of Maple Ridge Co-operative Exchange shares as security for this debt and that these shares were later redeemed at par by the Co-operative and credited against the account leaving an outstanding balance of \$19.80 as mentioned. It may be that you may wish to clear up this debt from the funds which you will receive from the insurance company although we must inform you that there is no legal obligation on you to do so. If you wish however, this debt may be paid by sending the funds to this office for the credit of the Maple Ridge Co-operative Exchange and you will be given a receipt in full.

With further reference to the declaration of your husband he stated that he held three \$4.00 War Savings Certificates in his own possession; that he had \$240 on deposit in the Bank of Montreal, Baney, B.C., besides the Mutual Benefit Insurance Company for \$1000 concerning which you are making your application for release of funds. These assets were not brought under the control of this office and we are aware of no other property left in the protected area of British Columbia.

Yours truly,

A. G. McArthur,
Office of the Custodian.

AGM:AH

2239
2843

October 30, 1943.

Mr. Bichi ODAGUCHI, #10693,
Mrs. Fumi ODAGUCHI, #14079,
C/o Mr. T. H. Weaver,
Kane, Manitoba.

Dear Sir: & Madam:

Re: Sale of Rural Property.

The Custodian has recently accepted an offer received from The Director, The Veterans' Land Act, to purchase a large number of Japanese-owned rural properties.

We are writing to advise you that a property which you own, or have an interest in, is included in this deal.

The sale was made effective as at January 1st last and adjustments will be made as at that date and rentals received in the current year will accrue to the Director of the Veterans' Land Act.

As this is a transaction of considerable size it will take some time to make all the necessary adjustments and receive payment. In due course, however, we will supply you with full details as it concerns your own particular property, showing the adjustments which have been made and the amount which will be placed to your credit.

We would suggest that further correspondence from you in regard to this matter should be delayed until we are in a position to supply complete information and make the proceeds of sale available to you, subject to the adjustments mentioned above, and to any legitimate claims filed with the Custodian.

In due course, therefore, you may expect to hear from us further in regard to this matter.

Yours truly,

F. G. Shears

F. G. Shears,
Director.

FGS/PMH.

DEC 20 1942
File No. 2837
Ans. 4-1-43 HLB
Referred

P.O. Box 304, Roland, Man.,
Dec 21, 1942.
with Richardson

Office of the Custodian,
506 Royal Bank Bldg.,
Vancouver, B.C.

Dear Sir;

Please note that the following articles are missing in the "Inventory of Chattels":

- 1 electric iron & cord
- 3 lamp chimneys
- 1 guitar in case.

I will be unable to send money to insure my chattels as we did not make very much working on the sugar beets.

We would appreciate it very much if you would kindly send us money which is due us, from the sale of our crop. The money is urgently needed.

Yours truly
(Mrs) Y. Adaguchi.

INFORMATION FROM R.C.M.P.

Date

Nov. 19/43

Our File No. 2839

Full Name

ODAGUCHI

(Fumi)

Mrs. Yoichiro

(Surname in Block Letters)

Registration No.

14079

Male - Female
(check)

Age

Sept. 12, 1895

Former Address

14th Ave., R.R.#1, Honey, B.C.

Date Evacuated

Apr. 15/42

Naturalized - Canadian-Born - National
(check)

Present Address

10 Mr. Weaver, Kane, Mass.

Married - Single
(check)

Name of Wife

d. Jan 24, 47
Carmen, Mass.

Name of Husband

Yoichiro #14003

Name of Mother

(KURE)

Suye

Name of Father

NAKAMURA, Zanjing

Names of Children under 16

(Dead)

(Dead)

See husband's sheet.

Requested by

ECP

Registered with Custodian

(Yes or No)

Additional Information

G-569

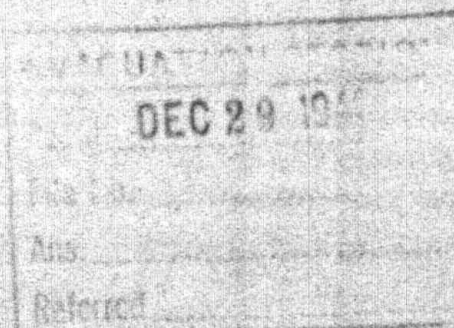
File No: 2839

September 21, 1942

Name: Mrs. Yoichiro ODAUCHI

Box No: 14079

Address: 317 Fourteenth Ave., Haney, B. C.



INVENTORY OF CHATTELS LEFT ON PROPERTY

In House

1 bed, spring, and mattress
1 bed, spring, and mattress (single) ✓
dresser (homemade, NV poor) ✓
chest of drawers
gramophone and 2 records
sal. bookshelf
bookshelf with 2 drawers
clothes cupboard, homemade (loose)
2 straw trunks (cont. clothes)
1 ctn. (cont. dress patterns)
1 ctn. (cont. photographs)
1 suitcase
linoleum rugs on all 3 rooms X
sal. ctn. (cont. sewing machine
attachments)
8 window blinds (very poor) ✓
Jap. plane
3 kitchen chairs
4 sal. tables (homemade)
3 lamps (no chimneys, 1 is wall type
heater (and pipes)
sal. quantity of books in homemade
shelf
1 sal. round rag rug
sal. wet stone
dining table
cook stove (and pipes, old)
5' step ladder
5 gal. coal oil can
DB axe
sal. cooler
wooden tray and 2 sal. woven baskets
sal. cushion

In Basement

2 hoes (one no handle)
1 peavey head
3 paper bags (powder, unknown)
2 sad irons
200' lumber (mixed, used)
75 berry trays
2 egg crates
50# cement
hay rake
2 mops
1 gal. coal oil can
baby buggy (old)
5 gal. can (1/2 full of oil)
mantle clock (old)
2 wheelbarrow wheels
hand sprayer
mole trap
box (cont. straw sacks)

In Bathhouse

✓ new wooden bath tub and new brick fire box
✓ lantern
box (cont. 10 beer bottles)
large wooden barrel ✓
wheelbarrow (poor) ✓
wooden block, rope, and bucket ✓
radio serial (on roof)

In the Barn

1 old auto tire
540 cu. ft. of hay

This represents all my chattels remaining in any protected area of British Columbia.

Confirmed:

DATE:

Dec 21, 1942

SIGNED:

(Mrs) Y. Odauchi

Please sign and return one copy to the Custodian.

WJA

Extract from Lease.

Lease No. 185.

Files Nos. 2843 & 2839.

Lessor: The Secretary of State. (Eichi & Fumi ODAGUCHI)

Lessee: Albert Leroy NICE.

Date: 22nd January, 1943.

Term: 11 months from 1st February, 1943 to 31st December, 1943.

Consideration: \$40.00 payable on or before 15th July, 1943. No Taxes.

Property:

Lands: 2 portions, 13.712 acres and 0.096 of an acre of S.E. $\frac{1}{4}$ of Section 32 Tp. 12, shown red on Sketch Nos. 6047 & 6048 C. of T. 131558 E. Municipality of Maple Ridge.

Buildings: Included. Space reserved for storing chattels.

Chattels: Not included.

Lease handed S.S.B. 11/8/43.

CASE NO: 908

IN THE MATTER OF THE "INQUIRIES ACT"

PART I. REVISED STATUTES OF CANADA 1927. CHAPTER 22JAPANESE PROPERTY CLAIMS COMMISSION

(SUB-COMMISSION)

BEFORE

10 (THE HONOURABLE MR. JUSTICE A.G. BUCKINGHAM, SUB-COMMISSIONER)

Winnipeg, Manitoba.

September 14th, 1948.

IN THE MATTER OF THE CLAIM OFFUMI ODAGUCHIPROCEEDINGS AT HEARINGAPPEARANCES:F.M. FERG, Esq., Appearing for the
Dominion Government.S.M. CHERNIAK, Esq. Appearing for the
Claimant.

G.H.R. UPTON, Esq., Official Interpreter.

MARK H. PEARCE, Esq., Official Reporter.

2.
F. Odaguchi
In Chief.

FUMI ODAUCHI, the Claimant herein, being
first duly sworn, testified as follows:

10
MR. CHERNIAK: Your Honour, this claim is, in
part, for personal property and I ask leave to
amend the value claimed in the personal property
to \$167.95.

The claim for real property as made is
that of a half interest of the property owned
jointly with the Claimant's son Eichi Odaguchi.
Mr. Odaguchi presented his claim in Fort William
on April 28th, 1948 before the Honourable Mr.
Justice Bird, Case number 994 and at that time I
undertook to go over the evidence with Mrs.
Odaguchi and obtain from her verification of
the fact that Eichi Odaguchi presented the claim
for the Real Property both for himself and Mrs.
Odaguchi.

20
THE COMMISSIONER: There will be no evidence here
in regard to the real property?

MR. CHERNIAK: No, I am just going to have her
confirm it.

THE COMMISSIONER: She wasn't there herself?

MR. CHERNIAK: No, Your Honour. For the record, I
would like to state that I have on file and I
am showing to my learned friend, a certificate
of title, 151550-E, dated June 2nd, 1928, stand-
ing in the names of Eichi and Fumi Odaguchi, as
joint tenants covering the property for which
claim is being made.

30
DIRECT EXAMINATION BY MR. CHERNIAK:

F. Odaguchi
In Chief.

Q Mrs. Odaguchi, did you review, with your daughter, the evidence taken in Fort William wherein your son presented a claim for the real property?

A Yes.

Q And you have gone over this evidence with your daughter? A Yes.

Q Are you satisfied to accept your son's evidence in relation to the real property on your behalf, as far as your half interest is concerned?

10

A Yes.

Q On page 5 of this evidence Mrs. Odaguchi, your son made a statement that Mr. Hal Mansie offered him \$1,500.00 for this property in the Spring of 1942, do you know anything about that?

A Yes.

Q Do you confirm that that was so?

A Yes.

Q Were you present at the time?

A I was present and I heard all about it.

20

Q And you helped to reject that offer?

A Yes.

Q Now, I show you a statement, was this prepared on your instructions and those of your daughter?

A Yes.

Q And is that your signature at the foot of it?

A Yes.

Q And you swear the contents to be true to the best of your knowledge and recollection?

A Yes.

30

MR. CHERNIAK: I will file that as Exhibit 1, Your

4.
P. Odaguchi,
In Chief.

Honour.

(PERSONAL CHATTEL STATEMENT, EXHIBIT 1.)

MR. CHERNIAK: And on behalf of my learned friend
I will file the Custodian's Analysis sheet as
Exhibit 2.

(ANALYSIS, EXHIBIT 2.)

THE COMMISSIONER: Mr. Cherniak, are you putting
in the son's evidence?

10
MR. CHERNIAK: No, Sir, I have referred to it and
given the case number and I assume that when it
goes to Vancouver the Commissioner will just
note on that case that Mrs. Odaguchi has accepted
the evidence.

20
From Exhibit 1, Your Honour will note that
the original claim was made out by her son and
that she didn't have an opportunity to check it
until recently. She says she has now reviewed
the claim and has set down what she considers
is the fair market value at date of evacuation,
opposite each item in the Custodian Analysis
sheet. I would like to explain to Your Honour
that in the Custodian Analysis Sheet, Exhibit
2, the column under 'sales' and 'tender', all
that writing is my learned friends which, I
understand, is copied from my sheet which I lo-
aned to him and that represents the fair market
value referred to in Exhibit 1. The other inked
writing and all other writing on that sheet is
the Custodians and it is only that column marked
30
'Sales, tender' which is a copy of the claimant's

F. Odaguchi
In Chief.

new valuations. I note, Your Honour, in reference to the items shown in the column 'No Record at any time', amounting to \$66.00, there has been written in something to the effect that it was reported to the Custodian.

THE COMMISSIONER: 'Not reported to the Custodian until October 22nd, 1944'

10
MR. CHENHIAK: Thank you sir, I will just keep that in mind. Apparently these items should have been shown under 'not accounted for, theft, etc.' rather than under 'No record at any time.' There is an admission on the analysis sheet that this was recorded with the Custodian on October 22nd, 1944. As far as I can recollect the Custodian file which was loaned to me was a very thin file. I have no recollection of seeing anything in regard to an inventory except that on the analysis sheet, Exhibit 2 there is an indication that an inventory was taken on
20
September 2nd, 1942. Apparently, as far as we can tell, nothing was done about these goods, they are all shown 'not accounted for, theft, etc.'

MR. FERG: It is submitted, of course, Your Honour that the real property was sold at its fair market value. That the amounts claimed for goods not accounted for, theft etcetera, the prices are excessive and unreasonable and in that connection I would just like to point out that the new fair market value of the goods set out in Exhibit 1 is the claimant's valuation and, do

I understand that she is prepared to carry over to the column 'no record at any time, the same valuations that she places in the column 'fair market value'?

MR. CHENILAK: Oh yes, except that our contention is that it belongs to the not accounted for, theft, etc., column

CROSS-EXAMINED BY MR. FERG:

10

Q The claim that you are making, the valuations that you have put in on the claim you are making, they are your own valuations, they are not any independent valuations given by you? A Yes, they are my idea of the price.

Q Now, did you give the Custodian a further list of your goods in October, 1944, that you remember of? A I don't remember.

Q You don't remember? A No.

20

MR. FERG: I think that is all from this witness. Your honour except I would like to put this in, if I may, it is a report on Evacuated Japanese Property and this is a memorandum by J. Morrison and R. M. Anderson. It sets out a list of the chattels left on the property on the date of inspection, the 3rd of September, 1942, and the remarks here are "Back door open when we arrived, also window broken. Have nailed and boarded both. All buildings are in generally poor condition."

30

7.
F. Odaguchi.

(REPORT, EXHIBIT 5.)

MR. CHERNIAK: Of course, that is subject to the production of these people?

MR. FERG: Oh yes, of course.

MR. CHERNIAK: Your Honour, I think I should make an explanation now as to that memorandum which is shown opposite 'no record at any time'. I think my learned friend will confirm that the comment "Not reported to the Custodian until October 22nd, 1944" refers to a letter received by the Custodian advising about these other goods and I think I am correct in saying that this was sent in response to a chattel list which was sent from the Custodian to the Claimant asking for confirmation - - -

MR. FERG: No, Sir, that is not correct, it was just a letter from the Claimant giving information as to certain other items and these are the items.

MR. CHERNIAK: The reply, Your Honour, is to the effect - - -

MR. FERG: There is nothing here on the file, Your Honour.

MR. CHERNIAK: I will file the reply, Your Honour.

RE-EXAMINED BY MR. CHERNIAK:

Q Mrs. Odaguchi, I show you a letter from the Custodian addressed to you and dated October 25th, 1944 referring to a list of additional articles received from you, do you remember receiving that letter? A I don't remember it.

F. Odaguchi.
Re-Exam.

10 MR. CHENNIACK: Well, I don't know that my learned friend will object to filing it. The witness doesn't remember it but it is a letter addressed to her and I received it from her with some other documents. It sets out "This is to acknowledge yours of October 7th from which we note the additional articles left by you in your former home but not declared. We have not yet sold any of these things but shall be doing so probably in the near future. At this time we will look out for your Japanese books and will try and arrange shipment though we cannot promise to attend to this latter for some time due to the large number of personal items we are having to set aside for evacuees. Yours truly." That is the letter which is indicated on the Analysis Sheet.

(LETTER, EXHIBIT 4.)

20 MR. CHENNIACK: Now, there is one point I omitted, Your Honour, if I just may question the witness about it and that is the matter of the wooden bathtub and the new brick fire box.

Q Am I correct, Mrs. Odaguchi, in saying that the new brick fire box was built into the floor of the bath house but that the wooden box, the bath tub itself was not part of the building itself, it was removable? A The brick fire box was a fixture but the bath could be easily removed.

30 MR. CHENNIACK: And I might indicate, Sir, that that

9.
F. Odaguchi.
Re/Exm.

\$10.00 matter there is the value of the tub and not of the fire box. I don't know whether my learned friend has changed the analysis sheet that has been filed but we are dropping the claim for the new brick fire box and leaving only the claim for the bath tub.

(PROCEEDINGS ADJOURNED SINE DIE)

10

Certified to be a true and accurate transcript.

Mark Pearce
(MARK H. PEARCE)
OFFICIAL REPORTER

20

I, the undersigned Sub-Commissioner hereby certify that the foregoing 9 pages of typewritten matter contain a true and accurate record of the sub-commission held in the Law Courts Building, Winnipeg, Manitoba, at the time and date first above mentioned.

A. G. Burdette
(SUB-COMMISSIONER)

REAL PROPERTY SUMMARY

Files 2843, 2839

V.L.A. B.C. 114-P

JAPANESE NAME: Eichi and Fumi ODAGUCHI - - Reg. Nos. 10693 and 14079.

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

PROPERTY ADDRESS: 317, 14th Avenue, Haney, B. C.

LEGAL DESCRIPTION: Two portions containing 13.712 acres and 0.096 of an acre more or less respectively of the South East quarter of Section 32, Township 12 as shown and outlined Red on Sketches deposited Nos. 6047 and 6048 Municipality of Maple Ridge in the District of New Westminster.

TITLE: Eichi ODAGUCHI and Fumi ODAGUCHI (Joint Tenants).

ENCUMBRANCE: Vesting in Custodian No. 24516, 4th September 1942.

ASSESSED VALUE: 1943 - 13.808 acres.
Land \$800.00
Improvements \$600.00, total \$1400.00, Taxes \$32.63.

CLASSIFICATION: Berry farm with dwelling. Custodian's inspector reported 21st May 1942 2 acres of strawberries and 1 acre raspberries, with 1 storey frame house 22 x 24 3 rooms (a shack) a woodshed, a packing house and well. Farm not occupied at that date. Owner in J.P. form declared 20 large fruit trees.

HISTORY OF ADMINISTRATION: A lease of crop land only was given to H.R. Stabenfeldt by the Custodian from May to end of 1942 on a half net return of crop. This amounted to \$107.47. The house was rented by the Custodian to J.F. Gould at \$6.00 per month but was occupied during June only. Rent paid. Leased for year 1943 by Custodian to A.L. Wice for \$40.00, which has been allowed to The Director, The Veterans' Land Act.

SOLD: To The Director, The Veterans' Land Act for \$587.00 as at 1st January 1943.
Approval of Advisory Committee 1st June 1943.

FUNDS: Released to joint account of Eichi and Fumi ODAGUCHI - sale price \$587.00 plus Gould rental \$6.00 plus Stabenfeldt rental \$107.47 and plus Wice rental \$40.00, total \$740.47 less debits of Wice rental \$40.00, taxes \$35.89, Certificate of Encumbrance \$1.00, registration fee \$3.00 legal fee \$15.00 total \$94.89. Net amount released \$645.58.

TITLE: Included in C. of T. 171302-E and payment made to Custodian by cheque dated 22nd March, 1944.

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

DATED November 7th, 1945.

IN:ML

Quaaphusen

October 11th, 1950.

Mrs. Fumi ODAGUCHI,
536 Windsor Ave.,
Winnipeg, Man.

Dear Sir:

Re: Japanese Property Claims Commission

Case No. 905

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 ... \$77.95.

Cheque in your favour is enclosed for \$75.84
and we have paid the Co-Operative Committee .. \$ 2.11
for legal fees as authorized by you.

Yours truly,

FCS/js
1 encl.

F.G. Shears
Director

Name of Claimant

CHASUCHI, Paul

Case

908

Custodian File

2079

REAL PROPERTY											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			
PERSONAL PROPERTY											
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				
NETS											
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
MISCELLANEOUS CHATELS											
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				
			40%	169.45	77.95		77.95				
TOTAL RECOMMENDATION											77.95

Defence Brief

WINNIPEG
14 Sept. 48

Fumi ODAGUCHI

File No. 2839

Case No. 905

REAL PROPERTY CLAIM

1. Real Property Claim

\$1400.00

Appraised at

\$598.00

Sold for

\$587.00

Witness: H.L. Sinclair, Appraiser✓

Trans. 2. This claim is $\frac{1}{2}$ interest of the property jointly owned with the claimant's son Eichi Odaguchi, who presented his claim in Ft. William 28 Apr. 48 Case No. 994, and at that time claimant's counsel undertook to go over the evidence with Mrs. Odaguchi (present claimant) and obtain from her verification of the fact that Eichi Odaguchi presented the claim for the Real Property both for himself and Mrs. Odaguchi. There is no evidence here in regard to the real property. Mrs. Odaguchi is just confirming that of her son.

PERSONAL PROPERTY CLAIM

2. Chattel Claim

\$167.95 Trans. 2 lines 4-6
1.50 error in addition
\$169.45

- (a) Goods valued by
claimant at \$114.45 Lost, destroyed or stolen.

All the above goods were inventoried by Custodian's field men, J. Moryson & R.M. Anderson, on 3 Sept. 42. -See Ex. 905-3, who should be able to give evidence as to type of chattels owned by claimant, if not able to prove date of loss. Perusal of all relative files fails to disclose evidence of theft, or final disposition.

- (b) Goods valued at \$55.00 Not declared until 22 Oct. 44.

Perusal of all relative files fails to disclose that any effort was made to trace these goods and there is no record of their disposal.

Submission:

That the amounts claimed for goods not accounted for, theft, etc., the prices are excessive and unreasonable, and in that connection I would just like to point out that the new fair market value of the goods set out in Ex. 1 is the claimant's valuation and, do I understand that she is prepared to carry over to the column "no record at any time", the same valuations that she places in the column "fair market value"? Claimant's counsel: Oh yes, except that our contention is that it belongs to the "not accounted for, theft, etc.," column.

Trans. 6 lines 10-15. The valuations on the claim, are claimant's idea of the prices, not those of an independent valuator.

Trans. 6 lines 20 et seq and Ex.3. Report by J. Moryson and R.M. Anderson dated 3 Sept. 42 subject to proof.

Trans. 9 Claimant is abandoning the claim for the new brick fire box and leaving only the claim for the bath tubs.

Witnesses: J. Moryson

R.M. Anderson

(a) ✓

(a) ✓

RWN/mw