

7558

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

To be completed by persons of the Japanese race having no property in any protected area.

NAME: KURAHARA Chojiro

HOME ADDRESS: R.R.#3, New Westminster, B.C. (Bonaccord Rd.) REGISTRATION No. 12648

SEX: male AGE: 73 MARRIED? yes

OCCUPATION AND EMPLOYER: farmer, (Invalid)

NAME OF WIFE OR HUSBAND: Juno v ADDRESS: same address

NAMES OF LIVING CHILDREN: NONE ADDRESS: " "

ADDRESS:

ADDRESS:

I certify that the above information is true and complete and state that I have no property of any kind whatsoever in any protected area in British Columbia.

Dated this 4th day of May 1942.

WITNESS: T.P.T. Williams (Signature) X

that the above mark is Mr. C. Kurahara's

FOR DEPARTMENTAL USE

HOW DO YOU PROPOSE TO PAY THESE OFF?

LIST OF LIABILITIES:

none

INFORMATION FROM R.C.M.P.

DATE November 16, 1943.

File No. 7558

1 Name KURAHARA, Chojiro (Mr.)
(Surname in Block Letters)

Registration No. 12648

☒ Male - Female
(Check)

Age About Nov. 6, 1868
or 1869

Former Address R. R. #3, Bon Accord Rd., New Westminster, B. C.

Date Evacuated May 15, 1942

Naturalized - Canadian-Born - National
(Check) ☒

Present Address Kaslo, B. C.

Kaslo, B. C. Sept 21/48

☒ Married - Single
(Check)

nee
Name of Wife (UYENO) Juno - Reg. #12650

Name of Husband _____

Name of Mother Dec'd

Name of Father Dec'd

Names of Children under 16 _____

Requested by E. C. T.

Registered with Custodian
(Yes or No)

Additional Information Farmer. Owner of 5 acres and bldgs.

REAL PROPERTY SUMMARY

JAPANESE NAME: Chojiro KURAHARA Reg. No. 12648 File No. 7558.
Copy for File 8550.

CATALOGUE NO: Sold by Special Arrangement, The Director, The Veterans' Land Act.
BC/540-P. First Offer.

PROPERTY ADDRESS: Bon Accord Road, New Westminster, B. C.

LEGAL DESCRIPTION: The North 368 feet (containing 5 acres more or less) of Block "A" of
Section 29, Block 5 North, Range 1 West, Map 4470, Municipality of
Surrey, D. N. W.

TITLE: Registered in the name of Chogero KURAHARA.

ENCUMBRANCES: None registered. No indication of any unregistered charges.
Vesting Order filed No. 25023, dated December 1st, 1942.

ASSESSED VALUES: Land - \$300.00
Improvements - \$200.00 - \$500.00. Taxes - \$11.88.

CLASSIFICATION: This is a small Fruit Farm with Dwelling and out-buildings.
The Custodian's representative reported on July 10th, 1942, that this
property had an area of 5 acres, 2 acres cleared rest bush, planted
to the following crops: 1 acre strawberries (poor), 2 peach trees,
2 apple trees.
1 - 1 storey 5 room dwelling 22' x 24' in fair condition. 1 woodshed.
1 packing shed.

**HISTORY OF
ADMINISTRATION:** This property was leased by Hachiro Harry KURAHARA, File 8550, son
of Chojiro KURAHARA, on 1st May, 1942, to Joseph Gervan. Term being
for the Duration from 1st May, 1942. Consideration \$100.00 for first
year, lessor to pay Taxes. \$50.00 per year for subsequent years,
taxes to be paid by lessee out of this amount.
House not included.

Lease given to The Director, The Veterans' Land Act July 30th, 1943.

It will be noted that the registered owner of the property declared
on his JP Form, 4th May, 1942, that he owned no property of any kind
and that Hachiro Harry KURAHARA, File 8550, declared on his JP Form
that he was the owner. When questioned in reference to this through
the B.C. Security Commission, we received the following reply on
February 28th, 1944, from Ernest Trueman, Placement Officer, 174 Spadina
Ave., Toronto 2B, Ontario:

"He tells me his father has had a stroke and is therefore unable
to carry on business for himself. Title to the property in question
has been turned over to the son Hachiro. The latter, however,
tells me that he is still under age and would like to have any
transactions contemplated postponed until August 26th when he
reaches the full age of 21 years. At that time he will be glad

glad

Page 2.

File No. 7558.
Copy for File 8550.

to fill out the documents requested.

Will you please let me know whether Mr. Kurahara's proposal is satisfactory to the Custodian."

Since then we have had no further word in this connection and have treated the property as belonging to the registered owner, Chojiro KURAHARA, and have placed the proceeds of the sale of this property to his credit.

SOLD:

To The Director, The Veterans' Land Act for \$493.00 as at 1st January, 1943.

Approval of Advisory Committee - 1st June, 1943.

Funds released to the credit of Chojiro KURAHARA as at May 9th, 1944, against which were charges for Registration Fees - \$3.00, Legal Fees - \$15.00, leaving a net credit of \$475.00 from said transaction.

In view of the rents for 1943 having been collected by the Custodian, a cheque for \$50.00, covering same, was issued to The Director, The Veterans' Land Act, 17th November, 1943.

OLD CERTIFICATE OF TITLE

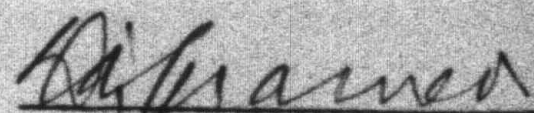
No. 112368-E

Hachiro Harry KURAHARA declared on his JP Form, signed 11th May, 1942 that the Title Documents were in his possession. There is nothing on file to show that the Certificate of Title had been asked for by this office, or that it had been deposited at the Land Registry Office New Westminster.

Certificate of Title No. 169560-E in the name of The Director, The Veterans' Land Act.

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

June 1st, 1946.


D. A. CRAMER.

DAC:JS

FIRE INSURANCE SUMMARY

File Nos. 7558 & 8550.

Chotiro KUBAHARA - Reg. No. 12648.

Both the above named Japanese and the son, Hachiro Harry KUBAHARA declared on their JP Forms that they carried no Fire Insurance. We have found this to be correct.

This summary is certified
to be in accordance with
information on file.

June 1st, 1946.


D. A. CRAMER.

DAC:JS

LIABILITY SUMMARY

File Nos. 7556 & 8550.

Shiro KURAHARA - Reg. No. 12648.

The above named Japanese and the son, Hachiro Harry KURAHARA, both declared on May 4th, 1942, that they had no Personal or Trade Debts, and we can find no evidence of any claims having been filed against them.

This summary is certified
to be in accordance with
information on file.

June 1st, 1946.


D. A. CRAMER.

DAC:JS

7558

21st September, 1948.

Mr. Chojiro KURAHARA,
Registration No. 12648,
New Denver, B.C.

Dear Sir:

We enclose herewith Custodian cheque in the amount of \$581.42, which sum represents your full remaining credit balance at this office, as shown on the attached statement of your account.

Your acknowledgment would be appreciated.

Yours truly,

Office of the Custodian.

HA
Encls. 2 (Cheque)

FILE NO. 7558

STATEMENT OF ACCOUNT
Shojiro KURAHARA - Recd. No. 12648

21st Sept. 1948.

<u>Date</u>	<u>Particulars</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
1943				
Jan. 1	Credit re sale of property		\$490.00	
	Cert. of Encumbrance	\$1.00		
1945				
Apr. 23	Legal fees in connection with sale of property	15.00		
1946				
May 21	Net proceeds sale of chattels		54.00	
	Net proceeds sale of chattels by auction		50.42	
1947				
March 12	Rural mail box		3.00	
		\$16.00	\$597.42	\$581.42

7558

14th March, 1947.

Mrs. C.G. Clarke,
R.R. No. 3, Hjorth Road,
New Westminster, B.C.

Dear Madam:

We wish to acknowledge your remittance of \$3.00
to cover the purchase price of mail box, and you will find
attached official Custodian receipt in your favour.

We are also attaching authorisation for transfer of the
mail box into your name which we trust you will find satisfactory.

Yours truly,

W.E. Anderson,
Office of the Custodian.

WEA:HA
Encls. (2)

R.R. 3. Hirsch Rd.
New Westminster B.C.

March 9, 1947

Japanese Evacuation Section
506 Royal Bank Bldg.
Hastings & Granville
Vancouver B.C.

EVACUATION SECTION	
Rec'd	MAR 11 1947
File No.	
Date	
Remarks	

Dear Sirs:

KURAHARA

Re. Chapin Tuckers - Reg. No. 12678
- file no. 7558. Enclosed please
find postal note for \$3.00 to cover
price of mail box owned by above
Japanese to be transferred to the
name of C. G. CLAKE.

Yours truly,
M. Joan Clake
(Mrs. C. G. Clake).

7558

11th February, 1947.

Mrs. C.G. Clarke,
c/o J.W. Woodbury,
R.R. No. 3, Hjorth Road,
New Westminster, B.C.

Dear Madam:

Re: Chojiro KURAHARA - Reg. No. 12648.

We received your letter enquiring about the mail box of the above Japanese. The Custodian is quite prepared to transfer ownership of this mail box upon receipt of \$3.00 which is the usual price received for boxes.

Upon receipt of the \$3.00, we will sign the necessary Application and forward it to the Postal Authorities.

Yours truly,

W.E. Anderson,
Office of the Custodian.

WEA:RA

G. J. W. Woodbury
Rt. 3, North Rd.
New Westminster

Custodian of Enemy Property
675 W. Hastings St.
Vancouver B.C.

EVACUATION SECTION	
Rec'd	FEB 7 1947
File No.	7557
Ans.	
Referred	Anderson

Dear Sir:

The postmaster at New Westminster and the U.L.A. office there both advised me to write to you with reference to having the mailbox belonging to the Kurahara property on the ~~Box~~ Bon Accord Rd (corner of North) - transferred to our name as we have purchased the a/m property.

The box is still situated on the post by the roadside & has the names Romanowsky & Labee (renters of the a/m property) on it. But as far as can be ascertained the box is still registered in the name of Kurahara.

I am enclosing a transfer slip from the New Westminster P.O.

I hope you will be able to attend to this matter.

Yours truly:
M. Joan Blake
Mrs. G. S. Blake

NAME KURAHARA, Chojiro

REGISTRATION NO. 12648

FILE NO. 7558

The following chattels were sold by public

auction at Surrey, S.C. on April 12, 1945,

filed 16/5/46

Photograph	\$ 5.50
New Home Sewing machine	45.00
Iron	2.75
Box of tools	16.00

Transferred from file 7550
KURAHARA, Harry Hochus

May 16, 1946.
C.G.

Total	(Auctioneer's Fee: \$6.93	\$ 69.25
Less Expenses:	(Advertising: 1.37	\$ 18.83
	(Moving: 10.53	
Net Proceeds Credited:		\$ 50.42

Members of Custodian Staff Present. Mr. R. M. Anderson

Extracted from Auctioneering List No. Surrey 11.

Remarks.

MEMORANDUM RE SALE OF CHATTELS

(Apart from Auction Sales)

FILE NO: 7558

NAME: KURAHARA, Chojiro

DATE ADVERTISED:
(or other information)

APPRAISER'S NAME: Trapp Motors Ltd.

VALUATION: \$60.00

PURCHASE PRICE: \$60.00

COMMITTEE'S APPROVAL: June 15, 1945.

PURCHASER'S FULL NAME: Mrs. Bedwell

ADDRESS: Surrey, B.C.

OCCUPATION: Housewife.

BILL OF SALE REQUIRED: YES*
(state if purchase price already paid or arrangements made) Paid in full.

NO

ENCUMBRANCES, IF ANY: Nil.

LIST OF CHATTELS SOLD:	Bed & spring	\$8.00
	Kitchen utensils	2.00
	Kitchen table	1.00
	7 Kitchen chairs	7.00
	Chest of drawers	4.00
	Kitchen stove	25.00
	Bed & spring	10.00
	Garden tools	3.00
		\$ 60.00

Less Appraisal fee of 10%: \$6.00

\$54.00

file 145/56
Transferred from file 8550
KURAHARA, Harry Hachiro.
May 16, 1946.
eg

Transferred from
file 88550
File No. 8850

May 16, 1946

C. G.

CHATELS BELONGING TO Harry Hachiro KURAHARA

Sold to Tenant, Mrs. Bedwell

Bed and spring	\$ 8.00
Kitchen utensils	2.00
Kitchen table	1.00
7 Kitchen chairs	7.00
Chest of drawers	4.00
Kitchen stove	25.00
Bed and spring	10.00
Garden tools	3.00
	<u>\$60.00</u>

Less Appraisal fee - 10%

6.00

NET PROCEEDS

\$54.00

"Certified a just and fair appraisal as made by us this
12th day of April, 1945."

TRAPP MOTORS, LTD.

SIGNED

TRAPP MOTORS LTD.

WITNESS:

Office of the Custodian.

APPROVED BY OUR RURAL ADVISORY COMMITTEE:

CHattel SUMMARY

File 7558
8550

April 6th, 1946.

Re: Hashiro Harry KURAHARA, Reg. 12683

Hashiro KU AHARA registered with this office on May 11th, 1942 declaring himself the owner of a quantity of chattels shown in detail on the Chattel Schedule. He was a minor at the time (age 18) therefore, this office on November 15th, 1942 asked him to supply the Custodian with a statement signed by his father, Chojiro KURAHARA, File 7558, showing his interest in both real and personal property declared by him.

Hashiro did not reply to our request and a further request for this document was forwarded through the B. C. Security Commission on December 29th, 1943.

The B. C. Security Commission on February 28th, 1944 advised this office in a report from their placement Officer, in Toronto that Chojiro KURAHARA had suffered a stroke and was unable to carry on his own business, his property interests having been turned over to his son. As Hashiro was still under age he asked for permission to postpone any transaction until he was the full age of 21.

Our fieldmen checked the chattels lying in the dwelling at Bon Accord Road and reported them in an inventory dated July 10th, 1942 (File 7558).

All saleable chattels were removed to our auction rooms or sold to the tenant. Those sold at our Surrey Auction of April 12th, 1945 realized the net sum of \$50.42 and those sold to the tenant realized the net sum of \$54.00. Both these amounts were credited to Hashiro KURAHARA, File 8550.

Two old lamps were left on the premises as being unsaleable. Additionally, 2 cabinets, empty shelves, 2 boxes old clothes & papers were left on property. Pending proof of Hashiro's interest, the foregoing amounts are being transferred to the father's file.

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

WJL:DE

MEMORANDUM

File No. 7558

April 27th, 1945.

TO: The File
FROM: Mr. W. J. Iverson

RE: Chojiro KURAHARA

There are no chattels declared herein and the file may be closed in this respect. The family belongings are dealt with on File 8550.

WJI:LEW

[Handwritten signature]



EVACUATION SECTION	
Rec'd	JAN 24 1944
File No.	7558 + 8550
Ans.	<i>W</i>
Referred	<i>Anderson</i>

BRITISH COLUMBIA SECURITY COMMISSION

360 Homer Street,
Vancouver, B. C.
January 20th 1944

Dept of Secretary of State,
Office of the Custodian,
506 Royal Bank Building,
Vancouver, B. C.

Attention Mr Anderson

Dear Sir,

Re Hachiro KURAHARA #12683
Custodian File #7558 & 8550

Referring to your letter of the 29th December our Kaslo Supervisor has interviewed the father of the above named who states that his son did something about this property with a lawyer in Vancouver, but does not know the name of the lawyer.

Hachiro KURAHARA is now in the employ of Merritt Bros, Grimsby, Ontario, and we are, therefore, forwarding a copy of the correspondence to our Toronto representative requesting his assistance in this matter.

Yours truly,

M.L. Brown

M.L. Brown
Office Manager.

MS

7558 & 8550

December 29, 1943.

B. C. Security Commission,
Dick Building,
360 Homer Street,
Vancouver, B. C.

Attention Mr. M. L. Brown.

Dear Sir:

Re: Hachiro KURAHARA,
Registered 12683.

We are enclosing a copy of a letter, in duplicate, written to subject Japanese November 15, 1943. There has been no reply received at this office to this letter and it has occurred to us that perhaps Mr. Kurahara is having difficulty preparing the statement for which we ask.

As we are unable to administer his property to the best advantage without Mr. Kurahara's assistance, we should like to have an immediate reply from him and we would appreciate anything that you can do to clarify the situation for Mr. Kurahara so that he will forward the information required.

Yours very truly,

W. E. Anderson,
Farm Department.

Enc.
/EG

7558 & 8550

November 15, 1943.

Mr. Hachiro KURAHARA,
Registration No. 12683,
Kaslo, B. C.

Dear Sir:

At the time of your registration with this office, you declared yourself to be the owner of the North 368 feet of Block "A" of Section 29, Block 5, North Range 1 West Map 4470, in the Municipality of Surrey. Upon searching the title of this property we find it to be registered in the name of your father, Chojiro KURAHARA.

You also declared yourself to be the owner of a considerable amount of household chattels. As these chattels may be also owned by your father, we ask that you supply us with a statement signed by your father, and witnessed, informing us of your interest in both the property and miscellaneous goods left in the protected area.

Yours very truly,

W. E. Anderson,
Farm Department.

WEA/EG

7558

October 8th, 1943

The Director,
Veterans' Land Act,
518 Rogers Building,
Vancouver, B. C.

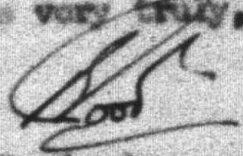
Dear Sir:

Re: Your reference J.L. 499
Joseph Gervan Surrey

On our notice of sale re the above will
you please change balance owing to read "Nil" in lieu of
\$50.00 as notified by us and also change our file number to
read 7558, Chojiro KURAHARA.

We were carrying the above property under
file number 8550, in the name of H. KURAHARA so that the \$50.00
rent payment did not appear on this account. We have changed
our records to conform.

Yours very truly,


H. Good
Comptroller

BG:HR

8550

October 14th, 1942.

Mr. Joseph Gervan,
R. R. #3,
New Westminster, B. C.

Dear Sir:

Re: Hachiro Harry Kurahara

We have twice written you regarding the above Japanese property which we understand you have leased but we have received no answer from you as yet.

Please be advised that all monies due Japanese are payable to this office, cheques to be made payable to the Custodian of Enemy Property.

According to our field men your nephew is purchasing a small shack on this Japanese property for the sum of \$50.00, of which \$30.00 has been paid. Kindly supply us with full particulars on this item.

We have, as yet, no copy of your lease on this property but have been given to understand that you are required to pay the taxes out of the considerations. As these taxes are due October 15th, please supply us with a receipted copy of the tax notice.

Yours truly,

R. D. Richardson.
Farm Department.

WEA/EM

8550

13th July, 1942.

Mr. Joseph Gervan,
1725 Hjorth Road,
R.R. #3,
New Westminster, B.C.

Dear Sir:

re: H.H. KURAHARA.

We understand you have leased the above property but are not using the dwelling house in any way. We would appreciate your forwarding us a copy of your Agreement and stating whether or not you are responsible for the chattels left in the dwelling house.

We note that a small shack on the property belonging to Kurahara's sister has been sold to your nephew; if this is so, we would appreciate receiving a copy of the conveyance and also a statement of the payment made on it to date, and for your information any monies still due are to be paid through this office.

Thanking you and awaiting your reply, we are,

Yours truly,

Manager,
Farm Department.

WEA:GF

R E P O R T
ON EVACUATED JAPANESE PROPERTY

File No. 8550

MUNICIPALITY: Surrey.

Date: July 10, 1942.

NAME: KURAHARA, Hachiro Harry.

REGISTRATION NO. 12683.

ADDRESS: No # Bon Accord Rd. New Westminster, B.C. (200 yds. south of Hjorth)

PROPERTY:

ACREAGE: 5. 2 acres cleared, rest bush.

KIND OF CROPS: Straws. Fruit Trees.

APPROXIMATE ACREAGE OF EACH: 1. poor. 2 Peach, 2 Apples.

HOUSE: 1 Storey. VACANT: Yes. OCCUPIED

DESCRIPTION Frame. ROOF: Shingle.

SIZE: 22 x 24. NO. OF ROOMS 5.

CONDITION: Fair.

OTHER BUILDINGS: Woodshed, packing shed.

NAME OF LESSEE OR RENTOR: Joseph Gervan, who lives at 1725 Hjorth Rd.

TERMS: \$100.00 paid for 1942. \$50.00 per yr. for each yr. after, taxes to be paid out of rent.

WATER: Well. ON: OFF:

LIGHT: None. ON: OFF:

REMARKS: Mr. Gervan offered to put chattels in his own house, but KURAHARA would not so Mr. Gervan says he will not be responsible for them. Front room rough boarded, kitchen painted V joint, 2 bedrooms finished with building paper. Mr. Gervan will have copy of lease sent in to office.

INVENTORY OF CHATTELS LEFT ON PROPERTY

In house.

Kitchen range. *S*
Empty shrine case. *abandoned*
Portable gramophone. (dismantled) *S*
Lantern.
Kitchen table. *Sold*

In locked room.

3 Beds. *2 Sold*
Sewing machine. *S*
2 Kitchen cabinets. (small) *abandoned*
8 " chairs. *7 sold*
Mail box.
2 bxs. (contents unknown) *1 sold*
1-Ctn. " " *1 sold*
Kitchen Utensils. (few) *Sold*
Window blind. *on window*

In attic.

3 Cross cut saws. *3 sold*
2 Axes. *1 sold*
1 Pick. *1 sold*

Note:

Small shack on property belonging to KURAHARA's sister, has been sold to Mr. Gervan's nephew, total price \$50.00 of which \$30.00 has been paid the balance will be paid this month.

Signed:

J. Morrison
H. Gervan

J.L. No. 499

Canada

DEPARTMENT OF THE SECRETARY OF STATE

OFFICE OF THE CUSTODIAN

JAPANESE EVACUATION SECTION

506 Royal Bank Building,
Vancouver, B. C.

File No. 7598
Reg. No. 12648

MAY 30 1944

Mr. Chojiro KURAHARA,
Kaslo, B. C.

Dear Sir:

Re: Bonaccord Rd., R. R. 3, New Westminster, B. C.
Municipality of Surrey, the North 368 ft. (containing 5 acres
more or less) of Blk. "A" of Sec. 29, Blk. 5 N., Range 1 W.,
Map 4470, Dis. of New Westminster, C. of B. 50610.

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	\$ 493.00
Add:	
Unexpired insurance premium as at January 1st, 1943	493.00

Less:

Tax arrears to December 31st, 1942	\$ 3.00
Registration fee	
Encumbrance—Principal	
—Interest	3.00
Net proceeds of sale	\$ 490.00

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.

\$1.00	\$490.00	CR \$489.00
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Land Registry Office C/E
Credit re Sale of Property

Jan. 1 1963

Debit	Credit	Balance
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\$490.00

\$1.00

No. 169540

7538
12648

LAND REGISTRY ACT

FORM A. (Section 124.)

Application for Registration of Fee-Simple

Date Jan 10 1944

I, Geo. C. Cruz, solemnly

declare that I am [or Solicitor for or the duly authorized Agent of The Honourable the Secretary of State of Canada, and that he is] entitled to be registered as the owner in fee-simple of the land hereunder described, and hereby make application under the provisions of the "Land Registry Act" and claim registration accordingly.

The full name, address, and occupation of the person so entitled to be registered as owner is The Honourable the Secretary of State of Canada, acting in his capacity as Custodian under the Revised Regulations Respecting Trading with the Enemy (1943), Victoria Building, 7 O'Conner Street, Ottawa, Ontario.

* Not applicable where the applicant is a corporation. Strike out words not applicable.

I am a British subject.* [Or]

I am not a British subject.* [Or]

I am informed by

(Adapt to suit circumstances.)

, and

† For use where the application is made by a solicitor or agent.

verily believe, that the person so entitled to be registered as owner is a British subject [or] is not a British subject.*†

The fee-simple is registered in Vol. , Fol. , of the Register.

DESCRIPTION OF LAND

MUNICIPALITY OR ASSESSMENT DISTRICT	LOT OR SECTION	ADMEASUREMENT OR ACREAGE
Mun. of Surrey	The north 368 ft. (containing 5 acres more or less) of Block "A" of Sec. 29, Block 5 North Range 1 West Map 4470, Dis. of New Westminster, C. of L. 50610	

LIST OF INSTRUMENTS

DATE	PARTIES	CHARACTER OF DEED
Dec. 15, 1943.	Chogero Kurahara #12648 Transmission pursuant to the provisions of the Defence of Canada Regulations (Consolidation) 1941 to The Honourable the Secretary of State of Canada, acting in his capacity as Custodian under the Revised Regulations Respecting Trading with the Enemy 1943) Tax Certificate herewith	Certificate vesting in the Custodian No. 25023

And I solemnly declare that I have investigated and ascertained the value of the land, and that the market value thereof at the date of this application, including all buildings and improvements thereon erected, is \$493.00 dollars, and that the title deeds mentioned hereon are all those in my custody, possession, or power, relating to the said land, [in the case of a Solicitor or Agent, add] and to the best of my belief there are no other title deeds in the custody, possession, or power of the owner, relating to the same; and I am duly authorized by the above-named owner to make this application, [in the case of an Agent, add] and I reside in the Province of British Columbia, and am of the full age of twenty-one years.

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 this 10th day of Jan. 1944 (Signature)
at Vancouver, British Columbia. (Full Post-office address) 308 Randall Building, Vancouver, B. C.
For mailing notices and documents.

BC-590-P
BC-1647-B

BC/540-P
BC/1647-B

Page 1

U.S. Form No. 43
(Sheet 1)

Farm Appraisal Report

File No. JL-499

Land Description The N.366 feet (contg. 5 acs., more or less) of Blk. "A" of Sec. 29,
Blk. 5, N., Rgs. 1, W., Map 4470, N.W.D.

Containing 5.00 Acres

Owner's Name KURAHARA, Chogero Post Office Address R.R. #4, New Westminster.

Nearest Rail Point Port Mann Distance 2 miles

Market Town New Westminster Distance 6 1/2 "

Church (give denomination) United Distance 1 1/2 "

Other missions, reasonable distance.

Nearest School Hjorth Road Distance 1/2 "

State how property was identified: Map, roads, tenant.

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

On poor side road 1/2 mile from main Hjorth Road. Side road ends at this place.

Is this district a good one? Not good agriculturally, but with industrial work,
opportunities fair for making a living.

Employment opportunity Industry. New Westminster - good.

Predominating Nationality and religion: British, Protestant.

Describe Fencing and its condition: 2 wire fence on front - poor. Value \$

Water supply: 2 wells, probably go dry. Tenant says they do. Value \$

BUILDINGS ON FARM

BUILDINGS	DIMENSIONS	MATERIAL	HEIGHT	ROOF	AGE	Foundation	REPAIR	VALUATION
HOUSE 1 st.	18x24x 11	Frame	8'	Shgl.	3	Wood	Good	400.00
Att'd. room	10x20x 10	"	7'	"	2	"	"	"
Wood shed	14x16x 8	Spl. cedar	7'	Shke.	5	"	Fair	nil
Pack. house	16x16x 8	"	6'	"	4	"	"	nil
BARN	X	There is also a 5 yr. old, 3 room shack on place, 12x22x10, with lean to, 8x20x9, reported from purchaser to have been sold for \$50. to him. I am not showing this. Value \$100; adds \$50.00.						
	X							
GRANARY	X							
	X							
	X							

No lights; nearest at Hjorth Road.

Total present day value \$ 400.00

Total Value Buildings add to farm \$ 350.00

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

\$

Describe the basement and chimneys: Brick on bracket. No basement.

No. rooms downstairs? 5 Upstairs? nil How finished Mostly shiplap in; Fir siding out - very fair.

Are buildings painted? No. Condition of paint

Distance from nearest bush About 70'

Note: Particular care must be taken when examining and reporting on foundations, sills and roofs.

Cultivated Land

BC/540-P
BC/1647-B

Page 2

ACRES	LEVEL, UNULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL	KIND AND QUALITY OF CROP	VALUE PER ACRE	TOTAL
1.44	Level	12" very lt. sd. lm. Hard clay at 2' 6"-3'	Sandy	Mostly berries; old	50.00	72.00
Area which can be cultivated without cost other than for breaking.						
	LEVEL, UNULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL		VALUE PER ACRE	
Area which can be cultivated after a reasonable amount of clearing timber, stones, drainage, etc.						
	LEVEL, UNULATING, ROLLING OR HILLY	SOIL (State Depth)	SUB- SOIL	NATURE OF RECLAMATION NECESSARY	RECLAMATION COST PER ACRE	VALUE PER ACRE
1.06	Level, pt. clear	As above		Some stumps; logs	50.00	35.00
2.15	"	"	"	Bush, some cord- wood.	125.00	20.00
						37.10
						43.00
Area Unsuitable for Cultivation.						
	CHARACTER OF LAND E. G. HILLY, SWAMPY, ROCKY.			NATURE OF TIMBER IF ANY AND WHETHER MARKETABLE		VALUE OF LAND PER ACRE

Total value of Land \$ 152.10Total added by buildings to value of farm \$ nilTotal fruit trees add to value of farm (for use in orchard districts only) \$ 350.00Total value of farm \$ 502.10

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

Continuously occupied and tilled. Land run down. Berry crop, poor, most to be plowed under.

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

Poultry and small fruit.

Noxious weeds:

Natural weeds only.

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

Surrey - \$13.50.

Date: July 10th, 1942.
Place: Chilliwack, B.C.I certify that the above report is based on a personal examination
of the whole farm made on the 9 day of July 19 42.

Inspector's Signature

"R.L. RAMSAY"

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

JL-499 - C. KURAHARA

Farm Appraisal Report

Remarks:

Farm is rather poorly located, being on a blind side road which gives egress to Hjorth Road, about $\frac{1}{2}$ mile away. It is close to school and churches. Soil is very sandy underneath at 2-3' with a hard clay, though this is not a hardpan just here. Picking is needed to dig a well, but not powder.

The house is the only building on the place worth considering except shack which I am satisfied is sold but not yet moved. An old man is living in shack at present.

Tenant is Joe Garvan, a neighbour, and he pays \$100. for use of place till December. Says he hasn't made his rent and plans renting house.

fruit. There is 1.33 acres straws on place. No other

(FOR ORCHARD LANDS ONLY)

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

ANNUAL COST OF IRRIGATION, DYKING AND DRAINAGE.

ORCHARDS, SMALL FRUITS, ETC.

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

2 - 2 year old peaches; 1 yrlg.apple; Not good condition.

Present Value
nil

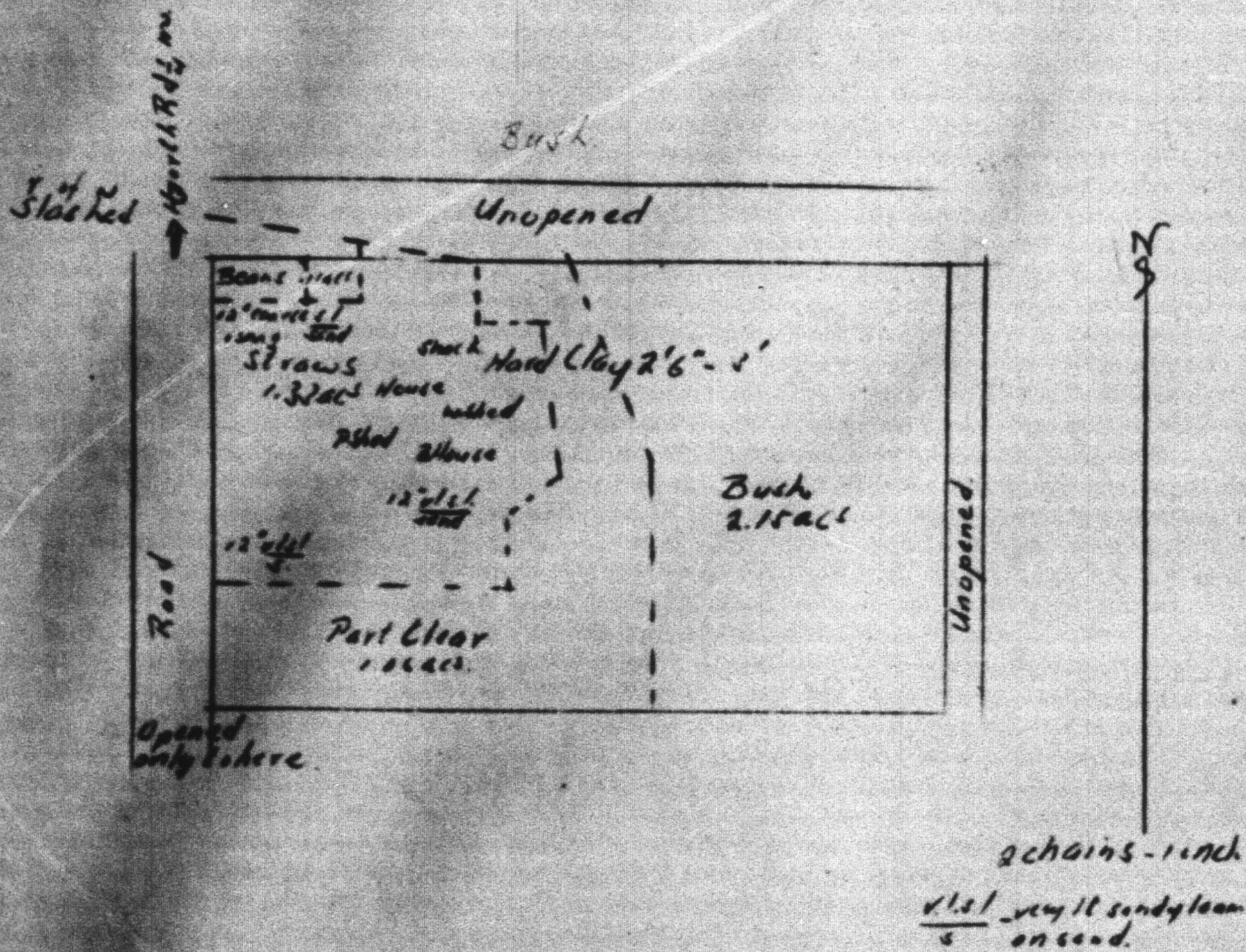
Total \$

Amount fruit trees add to value of farm \$

Kyushu.

Diagram of Property

The n 360 feet cont'g. 6 acc n or 1.) of Hk.A of Sed 20,
Hk. 20, Age 1 W, Map 4470, N.W.D.



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

value is \$ 400.00

Date 14th July 19 42.

"I.T. BARNET"

District Superintendent.