

9184

BUREAU HASTINGS PARK
OFFICE OF THE CUSTODIAN
JAPANESE SECTION

FILE NO. 9184

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

NAME: SEKINE, Yasuyo

HOME ADDRESS: c/o T. Endo, R.R.#1, Mission City, B.C.

SEX: (M)

AGE: 56

REGISTRATION No. 14489

OCCUPATION AND EMPLOYER: Farmer - T. Endo, R. R. #1, Mission City, B. C.

MARRIED? Yes

NAME OF WIFE OR HUSBAND: Kesayo

NAMES OF LIVING CHILDREN: Heroshi (M)

ADDRESS: Japan

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 15th day of May

WITNESS: Gus Almalboon

1942.

(Signature)

Yasuyo Sekine

INFORMATION FROM R.C.M.P.

RETURNED TO JAPAN
S.S. GENERAL MEIGS
17th JUNE, 1946

DATE Oct. 29/43

Our File No. 9184

Full Name SEKINE, Yasuyo
(Surname in Block Letters)

Registration No. 14489

Male - Female
(Check)

Age Feb. 16, 1886

Former Address c/o T. Endo, R.R. #1, Mission City, B.C.

Date Evacuated Oct. 13/42 Naturalized - Canadian-Born - National
(Check)

Present Address Tashme, B.C.

nee

Married - Single
(Check)

Name of Wife (IZAWA) Kasayo (Japan)

Name of Husband

nee
Name of Mother (ENDO) Tora (Dec'd)

Name of Father Choji (Dec'd)

Names of Children under 16

Requested by

ECT

Registered with Custodian

(Yes or No)

Additional Information Farmer. Owner of 14 acres, Clayburn.

To be attached to
Registration
already completed.

Reg. No. 14489.

Additional Memorandum.

Sekine, Yasuyo,
C/O T. Endo, R.R. #1,
Mission City, B. C.

Declarant advises that when he originally registered he did not declare the following, because he did not have the papers with him.

Statement of Real Property:- Lot 4, of Sub. Div. of Lot 2, Map 5069 being part of Parcel "A" of S.E. quarter of Sec. 33, Township 16. Municipality of Matsqui, B. C. containing 14.1 acres more or less.

Under Agreement dated 19th Oct. 1940, Declarant purchased the above property from Mr. Torashichi Endo of Mission, B. C. for \$360.00. \$10.00 was paid on execution of Agreement. The balance of \$350.00 is to be paid on or before 19th Oct. 1942. On 30th Sept. 1941, Declarant paid Mr. Endo \$25.00 which constitutes all payments made to date.

Two acres of this land is cleared, the balance is bush.

There are no buildings on the land.

Taxes amount to about \$25.00 p.a. 1941 Tax has been paid.
Municipality of Cloverdale, B. C.

Title Deed has not yet been issued/received.

Occupancy and Lease; None.

Moneys Owning to Declarant:- Declarant holds notes from Mr. Sakutaro Saka, Raymond, Alberta, for the following:-
\$200.00 Personal Loan in Feb. 1921.
\$189.00 " " 1st Dec. 1922.

May 22nd, 1942.

Y. Sekine

EVALUATION SECTION	
Rec'd	AUG 18 1949
File	9184
Ans.	
Referred	

404 Federal Bldg.,
325 Granville St.,
~~1000 St. James Street~~
~~1000 St. James Street~~
VANCOUVER, B.C.
August 16, 1949

Custodian of Enemy Property,
Royal Bank Building,
Vancouver, B.C.

Dear Sir:

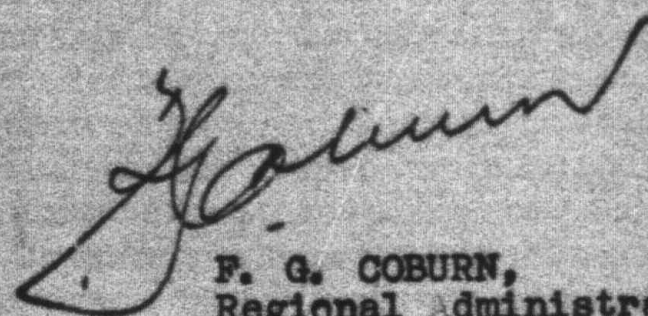
TREASURY DEPT. CLAIM \$194¹¹

Re: SEKINE, Yasujo - 14489

This will acknowledge the sum of \$ 5.89
received from you on account of the above mentioned which
has been accounted for by this office in the proper manner.

There has been no No. 2 Receipt issued in
this instance.

Yours truly,



F. G. COBURN,
Regional Administrator.

FGC/RM.

711 Stock Exchange Bldg.,
475 Howe Street,
Vancouver, B.C.
Oct. 18/46

Custodian of Enemy Property,
Royal Bank Building,
Vancouver, B.C.

TREASURY DEPT. CLAIM \$ 200.00

Dear Sir:

Re: SEKINE, Yasuyo #14489

Please note that the above has been repatriated to Japan. At the time of repatriation, the following transactions took place:

Cash turned in - - - - - Nil

Draft Issued - - - - - 200.00

It will be seen that this Japanese is indebted to the Department on account of repatriation in the amount of \$ 200.00. Therefore should you receive further funds on this account such funds should be turned into this office. It will be applied first to recoup the expenditure made and, second, if there is any surplus such surplus will be remitted to Japan for the account of the Japanese in question.

Yours truly,

F. E. COBURN,
Supervising Treasury Officer.

FGC/EJ.

9184

August 6, 1946.

Inspector of Income Tax,
Winch Building,
Vancouver, B. C.

Dear Sir:

Re: Yasuo SEKINE, Reg. No. 14489

Please note that this man has been repatriated to Japan.
Any funds that may be due him from your department should be
paid in to the Custodian on his behalf.

Yours truly,

F. Matheson,
Protection Department.

/FM

August 5, 1946.

Mr. Fred King MORIYAMA,
Reg. No. 00926,
KEEFERS, E. C.

Dear Sir:

Re: Yasuo SEKINE, Reg. No. 14489
Repatriated June 17, 1946

Your letter of June 5th indicates that it was your understanding that Mr. Yasuo SEKINE would leave with this office \$12.73 to be paid to you in settlement of a debt. In addition the sum of \$6.06 was to be turned in to this office to settle the debt due Mr. C. Hannah, of Keefers.

We note that Mr. SEKINE, apparently, informed you that his money had been confiscated before sailing. We might inform you that the funds of repatriates were not confiscated.

Our records show that Yasuo SEKINE has at no time had any funds in Custodian account. According to information given to this office, Yasuo SEKINE was absolutely without funds at the time of his repatriation.

The file of Yasuo SEKINE shows that he owed two small debts at the time of his evacuation in 1942. These total \$43.30, and, as far as this office is aware, have not been settled in the past four years.

We know of no property owned by Yasuo SEKINE. It is very unlikely that funds will come into his account. We have, however, placed a copy of your letter on his file and have noted the two small claims you have reported. If any funds come into the account of Yasuo SEKINE these will be used to settle his debts, but, as stated, we know of no source from which funds might come into his account.

Yours truly,

F. Matheson,
Protection Department.

/F

LIABILITY

To: File 9184

Copy of letter received from Fred Kingo MORIYAMA, Reg. No. 00928, File 5112

Keefers, B. C.
June 5, 1946.

"Japanese Custodian Office
506 Royal Bank Building,
Hastings & Granville,
Vancouver, B. C.

Dear Sir:

Could you please send me the \$12.73 which Mr. Y. Sekine former of Tashme left in your custody before sailing for Japan. He was part time section man on C.P.R. Keefers, B. C.

As he mentioned his money was confiscated before sailing and this office was to look after his debts. He said he will turn these bills over to be paid. Therefore I would very much like to straighten this as soon as possible before relocating east.

Mr. C. Hannah (General Store) of Keefers also has \$8.08 to collect.

I shall await your reply.

Thank you,

Yours truly,

Fred Moriyama"

D.A.C.

*For
file 9184*

File #9364
9184

June 10, 1943.

MEMORANDUM

TO: Accounting Department

FROM: Mr. D.A. Cramer

We hand you herewith the following documents for
safekeeping:

Original unregistered agreement for sale -
Torashichi ENDO to Yasago SEKINE, dated 19th
October 1940 covering:
Lot 4 of S.D. of Lot 2, Map 5069, being part
of parcel "A" of S.E. 1/4 of Sec. 33, Tp. 16,
Rm. of Matsqui.

Quit Claim Deed retransferring the same Lot to
Torashichi ENDO dated May 26, 1943.

D.A. Cramer

Received:
June 10, 1943.

"CSA"

DAC:FL

File #9364

June 8, 1943.

MEMORANDUM TO THE FILE

The original unregistered agreement for sale:

Torashichi ENDO

to

Yasago SUMINE

dated 19th October 1943 covering:

Lot 4 of S.E. of Lot 2, Map 5069,
being part of parcel "A" of S.E.
1/4 of Sec. 33, Tp. 14, Rm. of
Malheur.

~~Is in file #9364. Also quit claim deed re transferring
the same lot to:~~

Torashichi ENDO

dated May 26, 1943.

These are ready for filing.

*on hand of Department
H. H. Barnes*

DAG:FL

QUIT CLAIM DEED made this

day of April 1943

FROM

YASUO SEKINE formerly of Matsui in the Province of
British Columbia at present residing at Tashu in the
said Province

TO

TORASHIYI ENDO formerly of Mission in the Province of
British Columbia at present residing at Tashu in the
said Province

WHEREAS Agreement of Purchase and Sale was made between the parties
hereto the Nineteenth day of October 1940 wherein Endo agreed to sell and
Sekine agreed to purchase for the price of Three Hundred and Sixty Dollars
(\$360.00) to be paid fully on or before the Nineteenth day of October, 1942
these lands described as

Lot Four (4) of Subdivision of Lot Two (2) Map No. 5069
being part of Parcel "A" of South East Quarter of Section
Thirty-three (33) Township Sixteen (16) Municipality of
Matsui containing 14.1 acres more or less

AND WHEREAS since Sekine has paid to the said Endo only the sum of
Thirty-five Dollars (\$35.00) on account of the principal and interest due on
the account due under the said Agreement and the amount owing under the said
Agreement is more than the said Sekine can pay and is also more than the said
land is worth as the said Sekine doth acknowledge

NOW THEREFORE THESE PRESENTS WITNESS that the said Sekine hath
quitted claim and doth hereby quit claim unto the said Endo ALL AND SINGULAR
his right title interest claim or demand in or to the said lands whether under
the said Agreement or howsoever otherwise arising together with all his right
or title or interest in and under the said Agreement and the said Endo doth
hereby acknowledge that he has no further right to or interest in the said
lands or the said Agreement

IN WITNESS WHEREOF the said Endo hath hereto set his hand and seal
the day and date first above written.

SIGNED SEALED AND DELIVERED
in the Presence of

Signature of Witness.....

City or Town.....

Street Address.....

.....

.....

.....

.....

.....

AFFIDAVIT OF WITNESS

Province of British Columbia)

To Wit:

I,....., of Tashme in the Province
of British Columbia make oath and say:

1. That I am the subscribing witness to the annexed
Quit Claim Deed and that I did see Taseye SEKINE
sign and execute said Deed for the purposes thereof
on the date thereof.
2. That I personally know the said Sekine and believe
him to be of the full age of twenty-one years.
3. That I am of the full age of sixteen years.

Sworn before me at Tashme in the
Province of British Columbia
this.....day of April, 1943.)

.....
A Notary Public in and for the Province of
British Columbia.

.....

This Agreement, made in duplicate this **Nineteenth**day of **October**in the year of Our Lord one thousand nine hundred and **forty****BETWEEN****TORASHICHI ENDO,** farmer, of Mission in
the Province of British Columbia.Name,
Address, and
Occupation
of Parties.hereinafter called the "Vendor" of the one part
AND**YASUO SEKINE,** farmer, of Matsqui in the
Province aforesaid,

hereinafter called the "Purchaser" of the other part.

WHEREAS, the Vendor has agreed to sell to the Purchaser and the Purchaser has agreed to purchase of and from the Vendor the lands and hereditaments hereinafter mentioned, that is to say:—
ALL AND SINGULAR that certain parcel or tract of land and premises situate, lying and being in
in the District of New Westminster Province of British Columbia and more
particularly known and described as:—

Lot Four (4) of Subdivision of Lot Two (2) Map No. 5069 being part of Parcel

"A" of South East quarter of Section Thirty-three (33) Township Sixteen (16)
Municipality of Matsqui. Containing 14.1 acres more or less.TOGETHER with all the privileges and appurtenances thereto belonging at or for the price or sum
of **Three hundred and sixty** ~~XX~~ Dollars (\$ **360.00**)

of lawful money of Canada, payable in manner and on the days and times hereinafter mentioned,
that is to say: the sum of **Ten (\$10.00)** ~~XX~~ Dollars
on the execution of this Agreement (the receipt whereof the said Vendor doth hereby admit and
acknowledge), and the balance payable as follows:

The sum of **Three hundred and Fifty (\$350.00)** dollars to be made on or before
the 19th day of October A.D. 1942.

TOGETHER with interest on the balance from time to time owing under this Agreement at the
rate of **Seven (7%)** per cent. per annum, payable **Yearly on the**
19th day of October each year.

NOW IT IS HEREBY AGREED by the parties hereto, in the manner following, that is to say: THE Purchaser DOETH COVENANT, PROMISE AND AGREE to and with the Vendor that he will well and truly pay, or cause to be paid, to the Vendor the said sums of money above mentioned, together with the interest thereon at the rate aforesaid both before and after maturity and on the days and times in manner above mentioned; all sums in arrear for interest from time to time shall bear interest at the rate aforesaid from due date until payment; AND also shall and will pay and discharge all taxes, rates and assessments wherewith the said land may be rated or charged from and after this date, including local improvement assessments and sewer rates, whether already or hereafter assessed.

THE PURCHASER shall during the continuance of this agreement, and so long as any money remains unpaid hereunder insure and keep insured against loss or damage by fire all buildings now on the said lands, or which may be hereafter erected thereon, in the sum of their full insurable value with some insurance company to be approved by the Vendor and will pay all premiums and sums of money necessary for such purpose as the same shall become due; and will assign, transfer and deliver over to the Vendor the policy or policies of insurance, receipt and receipts, thereto pertaining, and if the Vendor shall pay any premiums or sums of money for insurance of the said premises, or any part thereof, the amount of such payments shall be added to the amount unpaid hereunder and shall bear interest at the rate aforesaid from the time of such payment and shall be payable forthwith.

IN CONSIDERATION WHEREOF, and on payment of the said sum of money, with interest thereon as aforesaid, the Vendor DOETH COVENANT, PROMISE AND AGREE to and with the Purchaser to convey and assure, or cause to be conveyed and assured, to the Purchaser by a good and sufficient deed in fee simple, ALL THAT the said piece or parcel of land above described, together with the appurtenances thereto belonging or appertaining, FREED AND DISCHARGED FROM ALL ENCUMBRANCES, save and except

AND ALSO save and except local improvement assessments or taxes and sewer rates from and after the date hereof, and subject to the conditions and reservations in the original grant thereof from the Crown, and such deed shall be prepared at the expense of the Purchaser and shall contain the usual statutory covenants but the Vendor shall not be required to furnish any abstract of title, or proof or evidence of title, or any deeds, papers or documents or copies of any deeds, papers or documents relating to the said property other than those which are now in possession of the Vendor, save and except the Certificate of Title, which shall be deposited in the Land Registry office by the Vendor.

AND ALSO shall and will suffer and permit the Purchaser to occupy and enjoy the same until default be made in the payment of said sum of money, or interest thereon, or any part thereof, on the days and times in the manner above mentioned, subject, nevertheless, to impeachment for voluntary or permissive waste.

AND it is expressly agreed that time is to be considered the essence of this Agreement. Unless the payments above mentioned are punctually made at the times and in the manner above mentioned and as often as any default shall happen in making such payments the Vendor may give the Purchaser, thirty days' notice in writing, demanding payment thereof, and in case any default shall continue, these presents shall, at the expiration of such notice, be null and void and of no effect, and the Vendor shall have the right to re-enter upon and take possession of the said land and premises; and in such event any amount paid on account of the price thereof shall be retained by the Vendor as liquidated and ascertained damages for the non-fulfilment of this Agreement to purchase the said land and pay the price thereof and interest, and on such default as aforesaid the Vendor shall have the right to sell and convey the said lands and premises to any purchaser thereof.

THE VENDOR shall have the right at all times and without the consent of the Purchaser, to assign or transfer all his right, title and interest in this Agreement for Sale to any person whomsoever, provided, however, that the Vendor shall forthwith give notice thereof in writing to the Purchaser, specifying the name of such person and the full address at which subsequent payments hereunder shall be made by the Purchaser.

AND ALSO, it is hereby agreed that the Purchaser may at any time within the above-mentioned period prepay the whole or any part of the purchase money of the said lands and the interest thereon at the rate aforesaid up to the date of such payment, unless this Agreement is rendered null and void as herein provided.

AND IT IS HEREBY DECLARED that any demand or notice which may be required for the purposes of these presents, or any of them, shall be well and sufficiently given if delivered to the Purchaser or mailed at any Post Office, under registered cover, addressed as follows:

Yasugo Sekine, Matsuyama, B. C.

or at such other address as the Purchaser shall specify in writing to the Vendor.

AND IT IS EXPRESSLY AGREED between the parties hereto that all grants, covenants, provisos and agreements, rights, powers, privileges and liabilities contained in this Agreement shall be read and held as made by and with, granted to and imposed upon, the respective parties hereto, and their respective heirs, executors, administrators, successors and assigns, the same as if the words heirs, executors, administrators, successors and assigns had been inscribed in all proper and necessary places; AND wherever the singular or the masculine pronoun is used, the same shall be construed as meaning the plural or feminine or the body politic or corporate where the context or the parties hereto so require.

In the event of this Agreement being registered and in the event of default being made in any payment or in respect of any of the covenants herein contained, whether before or after such registration, it is expressly agreed that the Vendor shall be at liberty to cancel, remove and determine such registration on production to the Registrar of Land Titles of a satisfactory declaration that such default has occurred and is then continuing.

AND the Purchaser hereby irrevocably appoints the Vendor his true and lawful attorney for and in the name of the Purchaser to cancel, remove and determine such registration in the event of default as aforesaid.

IN WITNESS WHEREOF, the said parties to these presents have hereunto set their hands and seals the day and year first above written.

SIGNED, SEALED AND DELIVERED
in the Presence of:

Signature of Witness.....

City or Town..... F. S. Taylor

Street Address..... Mission City, B. C.

Occupation..... Notary Public

Torashichi Endo

I. Sekine

AFFIDAVIT OF WITNESS

PROVINCE OF BRITISH COLUMBIA
TO WIT:

of the
in the Province of British Columbia,

I,

do hereby make oath and say:

1. I was personally present and did see the within instrument duly signed and executed by the part thereto, for the purposes named therein.

The said instrument was executed at
I know the said part, and that

I am the subscribing witness to the said instrument and am of the full age of twenty-one years.

before me at

in the Province of British Columbia, this
19

I am a Notary Public in and for the Province of British Columbia,
and am duly qualified for taking affidavits within British Columbia.

FOR MAKER

Nineteenth

day of October 19 at
in the Province of British Columbia,

CERTIFY that, on the
Mission City
Torashichi Endo

and acknowledged to me that
thereof, and whose name
thereof, and that he

he is the person mentioned in the annexed instrument as
is subscribed thereto as party, that he know the
executed the same voluntarily, and is of the full age of twenty-one

IN TESTIMONY whereof I have hereunto set my Hand and Seal of Office,
at Mission City
British Columbia, this 19th day of October
in the year of our Lord one thousand nine hundred and forty

A Notary Public in and for the Province of British Columbia,
A Commissioner for taking affidavits within British Columbia.

the person making the acknowledgment is personally known to the officer taking the same, strike out the words in brackets.

ACKNOWLEDGMENT OF OFFICER OF CORPORATION

day of _____

(whose identity _____)

in the _____

has been _____

who _____

of I have hereon _____

authorised to subscribe his name as a _____

generally entitled to hold and _____

annexed instrument as _____

acknowledged to me that he is the _____

HEREBY CERTIFY that, on the _____

ACKNOWLEDGMENT OF OFFICER OF CORPORATION

I HEREBY CERTIFY that, on the _____ day of _____, 19____, at _____, in the Province of British Columbia, (whose identity has been proved by the evidence on oath of _____) who is personally known to me, _____, and that he is the person who subscribed his name to the annexed Instrument as _____ of the said _____ and affixed the seal of the _____ to the said Instrument, that he was first duly authorized to subscribe his name as aforesaid, and affix the said seal to the said Instrument, and that such corporation is legally entitled to hold and dispose of land in the Province of British Columbia.

IN TESTIMONY whereof I have hereunto set my Hand and Seal of Office, at _____ in the Province of British Columbia, this _____ day of _____ in the year of our Lord one thousand nine hundred and _____

A Notary Public in and for the Province of British Columbia.
A Commissioner for taking affidavits within British Columbia.

NOTE—Where the person making the acknowledgment is personally known to the officer taking the same, strike out the words in brackets.

P.S. TAYLOR

Lot 4 of Sub'n of Lot 2 Map No. 5069 being part of Parcel "A" of S.E. 1/4 of Sec 33 Twp. 16, N.W.D.

THE WILLSON STATIONERY CO. LTD., VANCOUVER, B. C.

Agreement
FOR SALE OF LAND

YASUJO SEXINE

AND

TORASHICHI ENDO

Dated October 19th 1940

FOR ATTORNEY

I HEREBY CERTIFY that, on the _____ day of _____, 19____, at _____, in the Province of British Columbia, (whose identity has been proved by the evidence on oath of _____) who is personally known to me, appeared before me and acknowledged to me that he is the person who subscribed the name of _____ to the annexed instrument as the maker thereof, that the said _____ is the same person mentioned in the said instrument as the maker thereof, and is still alive to the best of his belief, and that he, the said _____, knows the contents of said instrument, and subscribed the name of the said _____ thereto voluntarily as the free act and deed of the said _____ under authority of a power of attorney which has not been revoked.

IN TESTIMONY whereof I have hereunto set my Hand and Seal of Office, at _____ in the Province of British Columbia, this _____ day of _____ in the year of our Lord one thousand nine hundred and _____

A Notary Public in and for the Province of British Columbia.
A Commissioner for taking affidavits within British Columbia.

NOTE—Where the person making the acknowledgment is personally known to the Officer taking the same, strike out the words in brackets.

CANADA
PROVINCE OF BRITISH COLUMBIA
To wit:

I, _____ of the _____
of _____ in the Province of British Columbia,

DO SOLEMNLY DECLARE THAT

1. I am the attorney named in the Power of Attorney referred to in the above acknowledgment.
 2. At the time of the execution of the annexed instrument, I had not received any notice or information of the revocation of the said Power of Attorney by death or otherwise.
- 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

in the Province of British Columbia, this

day of _____ A.D. 19____

A Notary Public in and for the Province of British Columbia.
A Commissioner for taking affidavits within British Columbia.

9184

May 18, 1943.

Mr. W. Hartley,
Supervisor,
B.C. Security Commission,
Tashme, B.C.

Dear Sir:

Re: Torashichi ENDO &
Yasuyo SEKINE

With reference to the Quit Claim Deed made out on the 10th of April, given by Sekine to Endo covering Lot 4, S.D. of Lot 2, Map 5069, being part of Parcel "A" of S.E. $\frac{1}{4}$ of Section 33, Twp. 16, Mun. of Matsqui containing 14.1 acres more or less, we are returning herewith the deeds in duplicate, as Mr. Endo in place of signing below Mr. Sekine and having both signatures witnessed by a separate witness, witnessed Mr. Sekine's signature. By so doing we are unable to register these as the Registry Office will not take them.

In order to correct this we are enclosing a new set of Quit Claim Deeds in triplicate which we ask you to please have these signed by both Mr. Sekine and Mr. Endo, have them witnessed by a separate witness, and the affidavit of witness taken by you and return them to this office.

We are sorry to have to trouble you in this matter but it seems to be the only way we are able to have these promptly attended to.

Yours truly,

(D.A. Cramer)
for Ian Macpherson
Title Examiner

DAC:FC
Enclosures-5

File 9184

MEMORANDUM

TO: Mr. EDMONDS

May 12th, 1943.

FROM: Mr. Ian MACPHERSON

Re: Lot 4, Subdivision 2, Map 5069, Part
of A, S.E. $\frac{1}{4}$ of Section 33, Township
16, Mission.

We have on our file a Quit Claim Deed covering this property from Yasuo SEKINE to Torashichi ENDO. The deed is properly signed by SEKINE but is witnessed by ENDO one of the parties to the deed. There is attached, however, an affidavit of witness signed by Torashichi ENDO and sworn to before Walter Hartley, a Commissioner for taking Affidavits within the Province of British Columbia.

Will you please ascertain if Mr. Stokes will accept this Quit Claim Deed for registration.

IM:MB

CANADA
DEPARTMENT OF THE SECRETARY OF STATE
OFFICE OF THE CUSTODIAN
JAPANESE EVACUATION SECTION

PHONE PACIFIC 5131
PLEASE REFER TO
FILE NO. 9184

506 ROYAL BANK BLDG.,
HASTINGS AND GRANVILLE
VANCOUVER, B.C.

February 13, 1943.

Mr. Yasuyo SEKINE,
Registration No. 14489,
Tashme, B. C.

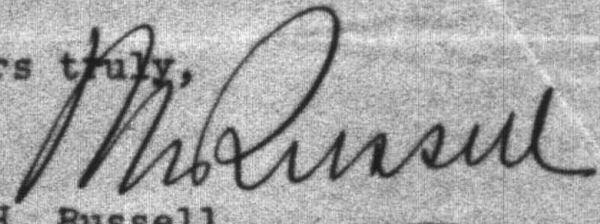
Dear Sir:

We have your letter of January 20th. You agreed to buy this property on the 19th of October 1940, but you have only paid \$35.00 altogether on account of the purchase price of \$360.00.

While your statement does not show it, we presume that you agreed to pay interest to Mr. Endo. In that case, the interest on the money outstanding would be more than equal to the amount you have paid, and you would now owe more than you originally agreed to pay for the land. For that reason, we do not believe that you have any real equity left in this land and think that your best plan would be to surrender it to Mr. Endo.

He wrote to us in December stating that you had surrendered the land to him, and we replied in January sending a Quit Claim form which he no doubt will send to you. Please complete this form and either return it to him or send it to this office direct, quoting both your file #9184 and Mr. Endo's File #9634.

Yours truly,


P. H. Russell,
Administration Department.

PHR/MFP

9364
9184

January 12, 1943.

Mr. T. Endo,
Reg. No. 13221,
Tashiro,
Hope, B.C.

Dear Sir:

We have your letter of December 5. While we do not doubt at all that Yasuyo SHKINE surrendered his interest in the land to you there is no evidence on file that this is the case. According to Canadian Law he must be taken to have an interest in the land until he surrenders it.

The best way to do this is by Quit Claim. We have prepared a form which we now send to you. You should send this to SHKINE and ask him to complete it before a Notary Public and return it either to you or to this office direct. If he sends it to you please send it along to this office at once so that your interest may be fully cleared.

Yours truly,

P. H. Russell,
Administration Department.

FHR/CD
Encl.