

10249

REAL ESTATE

QUEENSBOROUGH

FILE NO.

10249

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

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

PERSONAL INFORMATION

NAME: NAKASHIMA, Katsuji

HOME ADDRESS: S. Dyke Rd., New Westminster, B.C.

REGISTRATION NUMBER Q3261 SEX: Male AGE: 53

OCCUPATION: Fisherman

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

EMPLOYER: ---

MARRIED? Yes

NAME OF WIFE OR HUSBAND: Suya

ADDRESS OF WIFE OR HUSBAND: S. Dyke Rd., New Westminster, B.C.

NAMES OF ANY LIVING CHILDREN: Yuriko (F)

ADDRESS OF CHILDREN: S. Dyke Rd., New Westminster, B.C.

AGE OF CHILDREN: 13 years

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

1. LOCATION AND DESCRIPTION: None

2. BUILDINGS AND OTHER IMPROVEMENTS: Five-room dwelling, woodshed, net rack, built on land belonging to Mr. D.E. McPhaden, New Westminster to whom declarant paid rental of \$10 yearly.

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

4. TAXES (Amount and where payable) None

5. ENCUMBRANCES (Including any unregistered claims or deposit of title deed) None

6. OCCUPANCY AND LEASES (If vacant so state) Myself

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: --- Part of beach on other side of dyke.

2. LANDLORD'S NAME AND ADDRESS: D.E. McPhaden, New Westminster, B.C.

3. PARTICULARS OF LEASE AND RENT AND DATE TO WHICH PAID: \$10 per year

paid for 1948

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.

1 kitchen stove, 1 heater, 3 beds, chest of drawers, 1 table,

kitchen utensils, gramophones, in the float house at S. Dyke Rd., New Westminster, B.C.

32' fishing boat, G.H.P. Bensett engine, in custody

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

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

CLAIM ON ANY SUCH PROPERTY

None

4. INSURANCE CARRIED ON ABOVE PROPERTY: None5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF
OTHERS: None6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom) None7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts)
None8. BANK ACCOUNTS: None9. LIFE INSURANCE: \$1000 20-year endowment Manufacturers Life Ins. Co.
Premiums not paid for this year. Beneficiary my wife. Policy at home10. INTEREST IN ANY ESTATES OR TRUSTS: None11. SAFETY DEPOSIT BOX: None**LIABILITIES:**1. PERSONAL DEBTS: None2. TRADE DEBTS: None

I, the undersigned, hereby voluntarily turn over to the Custodian all my property in the protected area as set out above, excepting fishing vessels, deposits of money, shares of stock, debentures, bonds or other securities, if any.

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 1st day of June 1942.

(Signature)

H. Makashima

Witness

FOR DEPARTMENTAL USE

July 6/48 Or Bal - 8478.49

INFORMATION FROM R.C.M.P.

DATE Apr. 26/43

File No. 10249

Name NAKASHIMA, Katsunji
(Surname in Block Letters)

Registration No. 03261 Male - Female
(Check) Age Oct. 5, 1888

Former Address S. Dyke Rd., New Westminster, B. C.

Date Evacuated Sept. 1/42 Naturalized - Canadian-Born - National
(Check)

Present Address Slocan Extension, B. C.

Married - Single
(Check)

nee

Name of Wife (MURAKAMI) Suva #03260

Name of Husband

Name of Mother Dec'd

Name of Father Dec'd

Names of Children under 16 Yoriko (F) 1/8/28 Katsuyoshi (M) 13/12/25 #15154

Requested by ECT

Registered with Custodian yes
(Yes or No)

Additional Information Fisherman.

REAL PROPERTY SUMMARY

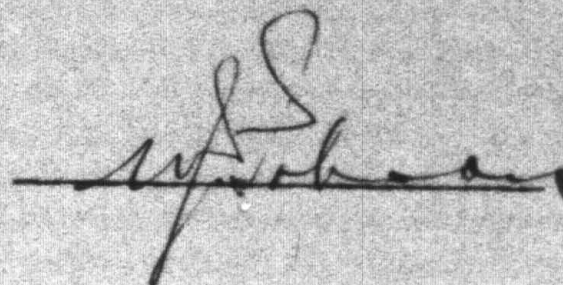
File 10249

Re: Katsui NAKASHIMA - 03261

November 20th, 1946.

No real property interest nor relevant
fire insurance is revealed on this file.

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

A handwritten signature in dark ink, appearing to be "W. J. Miller", written over a horizontal line.

WJI:ML

slan 10249
C

WESTMINSTER TRUST COMPANY
NEW WESTMINSTER, B.C.

July 22nd. 1942.

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

Re: Nakashima Katsuji # 03261

South Dyke Road New Westminster, B.C.

RECEIVED
JUL 23 1942

TYPE OF PROPERTY:

Dyke house on stilts partly in water.

DESCRIPTION OF PROPERTY:

Five room, one storey frame dwelling house
lumber construction throughout, not painted
also wood shed and net rack. This property
on land owned by Mr. D.E. McPhaden of
New Westminster. Rent \$10.00 a month and
is paid for 1942. *year*

FIRE INSURANCE:

None

LIABILITIES:

None

FURNITURE:

Stored at Buddhist Temple as per your list
from Messrs. Belyea & Company.

RECOMMENDATIONS:

This house has been boarded up until it
can be rented. It is expected a tenant
will be found shortly for it.

Westminster Trust Company

Arthur B. Hunter

LIABILITY SUMMARY

File 10249

Re: Katsuji NAKASHIMA - 03261

November 20th, 1946.

File		Claimed	Admitted thru B.C.S.C.
7533	INADA, Kane Mitsuya	\$200.00	\$200.00
11519	M. Nishiguchi Co.	290.00	290.00
2244	TERAMURA, Zentaro	100.00	50.00
2316	NAKAMURA, Shotaro	14.56	14.56
13965	Naikawa Ltd.	45.96	28.00
5447	YAMASHITA, Mitsugu	81.44	81.44
	H. Bell Irving Co.		
7882	HASEBE, Yukio	23.43	15.43
			(51.11)
		\$755.39	\$664.00
13067	MORIYAMA Mrs. Miki	723.82	453.82

The foregoing claims were submitted for acknowledgment to NAKASHIMA through the B.C. Security Commission and attached to their letter of April 6th, 1944, is the original Custodian letter of March 16th, 1944, with NAKASHIMA'S initials against the debts he admits, also his comments on Mrs. INADA'S claim of \$200.00.

All the creditors were advised that Katsuji NAKASHIMA stated he was unable to pay any of his debts and to deal directly with him.

As regards the claim of Mrs. Miki MORIYAMA - \$723.82 security for which she held an unregistered mortgage on a 29 foot fishing skiff powered by a 3 1/2 H.P. Marine Engine. NAKASHIMA disputes the amount owing on this and in addition claims that the boat sank at Queensborough Wharf and that a man named George who owned a boat repair shop at S. Dyke Road, New Westminster, had the engine.

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

WJ:NL

47649

311.11

PERSONAL PROPERTY SUMMARY

File 10249

Re: Katsuji NAKASHIMA - 03261

November 20th, 1946.

Declared June 1st, 1942

Evacuated September 1st, 1942.

CHATELS:

The declarant stated he owned a 5 room dwelling (dyke house) and woodshed located on land belonging to D.E. McPhaden, New Westminster. This was confirmed by the Custodian and our agents, Westminster Trust Co., rented the premises to G. Stolen from December 8th, 1942 to October 22nd, 1943, at \$5.00 per month. Net rentals of \$28.90 were paid to the Custodian and ground rental of \$10.00 was paid to D.E. McPhaden.

On September 15th, 1943, the buildings were advertised for sale by tender and the highest tender - \$110.00 by John Jamieson was accepted. The cost of appraisal, advertising and commission - \$13.92 was deducted and the balance - \$96.08 credited to the account of Katsuji NAKASHIMA.

Katsuji NAKASHIMA'S effects were removed to Custodian storage from his dwelling and sold at auction as per Chattel Summary. The amount realized - \$52.40 was credited to his account.

SPECIFIED
ARTICLES:

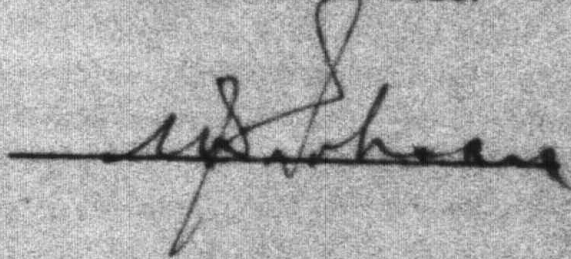
Katsuji NAKASHIMA'S fishing vessel KN was surrendered to Naval authorities and sold by the Custodian to Nelson Bros. Fisheries on February 13th, 1943 for \$360.00. Supervision costs of \$48.89 were deducted and the balance - \$311.11 credited to Katsuji NAKASHIMA. A claim of \$42.90 by Nelson Bros. Fisheries Ltd., was settled April 28th, 1945 at 50% of claim. A debt of \$4.30 owing to H. Bell Irving was paid, as was a bill of repairs Star Shipyards - job #171, \$769.00.

Mrs. Yenzaburo MIKI, file 13867, claimed she had a mortgage against a fishing boat belonging to Katsuji NAKASHIMA, her mortgage however, which was not registered, covers another boat and not the 'KN'. A copy of this document is on File 13867.

LIFE
INSURANCE:

The declarant had in his possession a 20 year Endowment policy in the Manufacturers Life Insurance Co., for \$1000.00, the beneficiary being his wife Muye.

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



WJI:ML

CHattel SUMMARY

File No. 10249

Sept. 24/45

RE: Katsui NAKASHIMA

Under date of June 1st, 1942, the above named Japanese declared the ownership of the following goods left in the float house at S. Dyke Road, New Westminster:

1 Kitchen stove
1 Heater
3 Beds
Chest of drawers

1 Table
Kitchen utensils
Gramophone
Books

On June 29/42, his effects were removed from the house and stored in the Buddhist Temple, New Westminster, and a lengthy inventory was prepared.

Preparatory to an auction of Japanese chattels at New Westminster on Nov. 17, Nov. 26, Dec. 17, 1943 and Feb. 25, April 21/44, the effects belonging to NAKASHIMA were removed to auction rooms. These are shown on the auction sheets on file and the net amount realized aggregating \$52.00, has been credited to his account.

Following this summary is a copy of the inventory which indicates that with the exception of 3 home made tables, 1 shelf and 1 ironing board, everything is accounted for. There remains one shrine in storage at the Buddhist Temple, New Westminster.

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

Sept. 24/45

WJI:LEB


W. J. Iverson

File # 10249 & 10283.
OFFICE OF THE CUSTODIAN
JAPANESE SECTION

RECORDED
SEP 26 1942

PERSONAL EFFECTS OF MR. & MRS. K. NAKASHIMA
STORED AT BUDDHIST TEMPLE, NEW WESTMINSTER

51	Buffet	#1
51	Phonograph	#2
52	Cupboards	#3/4
51	Basket Contents	#5
52	Boxes	#6/7
10 13	Chairs	#8/20
10 1	Range Stove	#21
51	Stove Pipe	#22
51	Oil Can	#24
51	Cabinet	#23
51	Cabinet	#25
51	Boiler	#26
51	Lantern	#27
51	Carton	#28
1	Bdl. Brooms	#29
51	Table	#30
51	Monitor	#31
51	Oil Can	#32
1	Shelf	#33
51	Box	#34
1	Ironing Board	#35
51	Lamp Hanger	#36
51	Desk	#37
51	Bed Bed Rails (2)	#38
52	Bdl. Tools	#39/40
51	" "	#41
52	Barrels	#42/43
51	Box	#44
51	Window	#45
52	Bed Springs	#46/48
55	Bed Ends	#49/53
1	Tub	#55
1	Table	#56
51	Tin Can Contents	#58
51	Crock	#59
52	Jugs	#59
51	Pail Contents	#60
5	Bicycle Parts	#61
5	Notes	#62
5	Tables	#63/65
51	Tub	#66
51	Bdl. Saws	#67

S: sold by Auction
Nov. 17/1943 - New Westminster 2.

Nov. 26/1943 - New Westminster 3

Chattels closed

- To be transferred
from Kawanaka
by auction
2/6/44

Signed Kateiji Nakashima

This is all the Property I have in the restricted area of
British Columbia.

NAME NAKASHIMA, Katsuji

REGISTRATION NO. 03261

FILE NO. 10249

The following chattels were sold by public
auction at Vancouver, B.C. on June 27 - July 3, 1946.

Books
Picture etc.

\$ 0.25
0.20

Total

Less Expenses: (Auctioneer's Fee: \$0.06
(Advertising: 0.02
(Moving: 0.05

\$ 0.45

\$ 0.13

Net Proceeds Credited:

\$ 0.32

Members of Custodian Staff Present.

Mr. Wills.

Extracted from Auctioneering List No.

Vancouver 66.

Remarks.

NAME WAKASHIMA, Katsuji

REGISTRATION NO. 03263

FILE NO. 10249

The following chattels were sold by public
auction at New Westminster, B. C. on April 21, 1944.

Cupboard	\$ 0.25
Cabinet	0.25
Pair of sundries	0.25

Total	(Auctioneer's Fee: \$0.07	\$ 0.75
Less Expenses:	(Advertising: 0.02	\$ 0.19
	(Moving: 0.08	
	(Rents: 0.02	
Net Proceeds Credited:		<u>\$ 0.56</u>

Members of Custodian Staff Present. Mr. Iverson

Extracted from Auctioneering list No. New Westminster 9

Remarks.

NAME NAKASHIMA, Katsuji

REGISTRATION NO. 03261

FILE NO. 10249

The following chattels were sold by public
auction at New Westminster, B. C. on February 25, 1944,

Lot of Pots
Shelf of Crockery

\$ 2.75
2.00

Total:	(Auctioneer's Fee)	\$ 0.48
	(Advertising)	0.11
Less Expenses:	(Moving)	0.49
	(Rent)	<u>0.31</u>

\$ 4.75
\$ <u>1.39</u>
\$ <u>3.36</u>

Net Proceeds Credited:

Members of Custodian Staff Present.

Mr. Iverson

Extracted from Auctioneering list No.

New Westminster 7.

Remarks.

NAME NAKASHIMA, Katsuji

REGISTRATION NO. 03261

FILE NO. 10249

The following chattels were sold by public
 auction at New Westminster, B. C. ON December 17, 1949

- Stove	\$ 5.00
- 3 Cabinets	1.50
- Heater	7.50
- Bicycle Lamp & Frame	1.75
- Crocks & 2 Jugs	2.00
- Oil can	1.00
2 Lanterns	.75
Aladdin Lamp	4.00
3 Lamps	1.25
Bowl & dish	.60
Sandwich Set	1.00
Berry Set	.75
Trays & bowls	.50
Bake dish etc.	.75
Sundry bowls etc.	1.10

Total:		\$ 24.45
Less Expenses:	(Auctioneer's Fees 2.45	
	(Advertising 1.49	
	(Moving 1.36	
	(Rents 1.09	
Net Proceeds Credited:		\$ 18.06

Members of Custodian Staff Present. Mr. Iversen

Extracted from Auctioneering list No. New Westminster 2

Remarks.

NAME NAKASHIMA, Katsuji

REGISTRATION NO. 03261

FILE NO. 10249

The following chattels were sold by public
auction at New Westminster on November 26, 1943.

Tool chest

\$ 1.75

Total:

(Auctioneer's fees \$.17

\$ 1.75

Less Expenses:

(Advertising: .08

\$.42

(Moving: .10

(Rent: .07

Net Proceeds Credited:

\$ 1.33

Members of Custodian Staff Present. Mr. Iverson

Extracted from Auctioneering list No. New Westminster 3.

Remarks.

NAME WAKASHIMA, Katsuji

REGISTRATION NO. 03261

FILE NO. 10249

The following chattels were sold by public auction at New Westminster, B.C. on November 17, 1943.

Table	\$ 1.50
2 Dish pans	1.50
6 Chairs	2.50
5 Chairs & Stool	1.50
Kitchen table	1.75
6 Platters	1.50
4 Platters & 2 Trays	0.75
Net	1.25
Cupboard - Copper Boiler	2.60
2 Cross cut saws	8.00
Side Board	2.75
Oil can	0.75
Lot of beds (old)	0.10
2 Fish tubs	2.75
2 Oil cans	0.25
Phonograph	2.50
Lot of tools	4.00
Book of Knowledge	3.00
Cold Press	0.85

Total:		\$ 39.80
(Auctioneer's Fee:	\$3.98	
Less Expenses: (Advertising:	3.07	\$ 11.03
(Moving:	2.22	
(Rent of Auction Hall:	1.76	
Net Proceeds Credited:		\$ 28.77

Members of Custodian Staff Present. Mr. Iversen.

Extracted from Auctioneering list No. New Westminster 2.

Remarks.

File No. 10249

December 31, 1943.

MEMORANDUM

To: The File

From: Protection Department

Re: NAKASHIMA, K.

STORED IN BUDDHIST TEMPLE, NEW WESTMINSTER

1 carton containing Shrine

*Leaves broken & useless,
it was discarded.
WJH*

File No. 10249

January 10, 1944.

MEMORANDUM

To: The File

From: Protection Department

Re: K. NAKASHIMA

UNSALEABLE EFFECTS AT BUDDHIST TEMPLE,
NEW WESTMINSTER.

1 Wood Table
2 Wood Table
1 Shelf
1 Reading Bench

W.F.

Certificate of No Value

"Custodian of Enemy Property,
Vancouver, B. C.

Dear Sirs:

We are enclosing herewith our bill for appraising
the goods shown in the attached list. These articles are of
no commercial value.

(signed)

TRAPP MOTORS LIMITED
C. F. D. Phipps"

Certificate of Removal

"Custodian of Enemy Property,
Vancouver, B. C.

This is to certify that I have removed and
broken up all the articles of wood included in the attached
list and in consideration of my using same for fuel purposes,
I have undertaken the aforesaid job at no cost to you.

(signed)

Louis Sarog"

W.F.
(Originals of above on File No. G/182)

File No. 10249

January 11, 1944.

MEMORANDUM

To: The File

From: Protection Department

Re: K. NAKASHIMA

STORED IN BUDDHIST TEMPLE, NEW WESTMINSTER

~~1 Basket of Japanese Books, etc.~~

off

15/11/44

These books were found
on re examination to have
been spoils by rats. They have
therefore been destroyed.

W. Johnson

File No. 10249

January 11th, 1944.

MEMORANDUM

TO: File

FROM: Mr. R. B. Mackenzie

Re: Katsuji NAKASHIMA
Reg. No. 03261

This file is in order as to chattels as these were moved from the property owned by the above and stored in the Buddhist Temple on June 29th 1942.

We received confirmation, of a list of the effects stored, from the above on September 26th 1942.

On November 17 and November 26th 1943 a lot of these effects were sold in our auction in New Westminster

REM/HMS

R. B. M.

10249

17th February, 1949.

Mr. Katsuji NAKASHIMA,
Regn. No. 03261,
629 Prince Arthur West,
Montreal, Que.

Dear Sir:

We wish to advise that we have made a final distribution of your funds amounting to \$478.49 among your creditors on a pro rata basis as follows:

	<u>Claim</u>	<u>Admitted by yourself</u>	<u>Distribution</u>
Mrs. Kane IMADA	\$200.00	\$200.00	\$ 83.85
M. Mishiguchi Co. Ltd.	290.00	290.00	121.59
Zentaro TERAMURA	100.00	50.00	20.96
Shotaro NAKAMURA	14.56	14.56	6.11
Maikawa Limited	45.96	28.00	11.74
Mitsuye YAMASHITA	81.44	81.44	34.15
Yukio HASEBE	23.43	23.43	9.82
Miki MORYAMA	<u>723.82</u>	<u>453.82</u>	<u>190.27</u>
	\$1479.21	\$1141.25	\$ 478.49

You will note that the distribution was made on the amount of your admitted claims.

We enclose a statement of your account for your information. This account has now been closed.

Yours truly,

Office of the Custodian.

HA
Encl.

File No. 10249

STATEMENT OF ACCOUNT

Ketsuichi YAMASHITA - Recn. No. 03261

Feb. 23/49

<u>Date</u>	<u>Particulars</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
1943				
Apr. 7	Balance transferred from Boat account			\$316.51
Apr. 22	Balance of boat expenses	\$5.40		
May 13	Rent collected, \$5.00 less commission \$1.00		4.00	
June 14	" " 5.00 " " 1.00		4.00	
July 14	" " 10.00 " " 1.00		9.00	
Oct. 22	Proceeds re sale of scow house and net rack		105.00	
Oct. 22	Advertising and commission	7.02		
Dec. 30	Net proceeds re auction sale		28.77	
1944				
Jan. 4	Net proceeds re auction sale		1.33	
Apr. 21	" " " " "		18.06	
Apr. 25	" " " " "		3.92	
1945				
July 3	" " " " "		.32	
1948				
Feb. 17	Pro rata distribution of funds to creditors			
	Mrs. Kane IWADA	83.85		
	M. Aishiguchi Co. Ltd.	121.59		
	Zentaro TERAMURA	20.96		
	Shotaro MAKAMURA	6.11		
	Makawa Limited	11.74		
	Mitsugi YAMASHITA	34.15		
	Yukio HASSEBE	9.82		
	Mrs. Kiki MORIYAMA	190.27		
		\$490.91		
			\$490.91	

10249

December 21st, 1944.

The Westminster Trust Co.,
713 Columbia Street,
New Westminster, B. C.

Dear Sirs:-

Re: Katsui NAKASHIMA

This is to acknowledge your cheque for \$1.90 being portion of rent received from Mr. G. Stolen. This has drawn to our attention the fact that when we completed the sale of this float house in October 1943, we quite overlooked the question of adjustments.

The premises were rented to Mr. Stolen at \$5.00 per month as per your letter of December 9th, 1942 and two month's rent allowed him in lieu of repairs. Rent of \$5.00 per month was received from February 8th to August 9th and from this was deducted \$9.00 ground rent payable to the McPhaden estate against the \$10.00 owing for the period November 14th, 1942 to November 14th, 1943. 1943

The float house etc. was sold on October 19th at which time we calculate the following adjustments should be made. 1943

Rent from August 9th to October 9th @ \$5.00 per month	\$10.00
Rent from October 9th to October 19th	1.67
Total:	\$11.67
Less \$1.00 owing to McPhaden estate as above	\$10.67
Plus purchaser's share of ground rent October 19th to November 14th $\frac{25}{365}$ x \$10	.69
TOTAL:	<u>\$11.36</u>

If the above is not correct, please advise.

Yours truly,

HFG:IF

H. F. Green
Protection Department

13249
13867

June 30th, 1944.

Mrs. Miki MORIYAMA,
Registration No. 02715,
Keefers, B.C.

Dear Madam:

re: \$723.82 - Katsumi NAKASHIMA, Reg. No. 03261

We have applied to the Supervisor of the B.C. Security Commission at Slesan in order to obtain information from NAKASHIMA regarding your claim. We had previously written to NAKASHIMA several times without receiving any reply to our Claims letters.

The Supervisor has reported as follows:

1. That the boat sold by NAKASHIMA was "K.N." 1624, and was not the boat over which you held a mortgage.

2. That the boat mortgaged to you is reported by NAKASHIMA as follows:

"Boat sank at Queensboro Wharf. Nakashima took the engine out. There is a boat repair shop at South Dyke Road, New Westminster. As far as Nakashima can remember his name is George, and the engine was left there. He did not sell it."

3. That NAKASHIMA claims that the amount of \$723.82 should be reduced by certain payments for which he claims he holds receipts. We quote from the Supervisor's letter of May 26th as follows:

"We have interviewed this man, but through the interpreter Mr. Yanagisawa, find he is very contradictory person.

"He admits the \$200.00 note.

"Re the \$723.82 claim, he has receipts against this for:-

\$20.00 October 2/1938

\$50.00 October 4/1941

Also he wishes to state that Mrs. Tsuru Nakamura who endorsed this note holds a receipt for \$200.00 on account of the boat.

"Also through some arrangement made between Nakashima and Moriyama, the former paid to the Salvation Army:-

\$3.00 October 3/36

\$3.00 " 30/36

\$3.00 November 30/36

\$6.00 January 30/37

"Reference "K.N. 1624" Nakashima says this was not the boat, and he does not know the number of the one that is required, only that it has a 3 1/2 H.P. Palmer Engine installed.

"From the above meagre information which is all we can obtain, you will observe it was very difficult to obtain any satisfaction at all."

P.T.O.

2.

It seems, therefore, that the security that you thought you had has disappeared, and that the amount of your claim is questioned by NAKASHIMA.

He has several other substantial claims besides yours lodged against him with the Custodian. In reporting on the possibility of NAKASHIMA making payment of them the Supervisor states as follows:

"The prospects of any kind of a settlement is very doubtful."

We have some funds on hand to his credit, derived from the sale of the boat "K.N. 1864" which we are holding, pending verification and adjustment of all claims on file.

It does not seem, therefore, that we shall be able to do more regarding this claim. It might be well for you to write to him and agree with him, if possible, on the exact amount of your claim.

His address is:

Sloan Extension, D.C.

Should you write to him and agree on the amount, please let us know so that we can make notation on our records accordingly.

Yours truly,

B. R. Dusenbury,
Claims Department.

~~ENCLOSURE~~

10249; 13667;
7533.

May 15th, 1944.

Mr. M.L. Brown,
D.C. Security Commission,
360 Homer Street,
Vancouver, B.C.

Dear Sir:

re: Katsugi NAKASHIMA. Reg. No. 03261

Our previous efforts to obtain a response from NAKASHIMA regarding claims submitted directly to him having failed, and having received complete reply through your Supervisor at Slocan, suggests to us that we report through you in regard to No. 7 claim for \$200.00 lodged by Mrs. Kane IMADA. NAKASHIMA denied owing anything to Mrs. IMADA. We are now in receipt of a reply from her, from which we quote as follows:

"re - \$200.00 Katsugi Nakashima. Received your letter of April 29/44 which stated Nakashima denies owing any amount as proof of this claim, I have at hand a promissory note dated Feb'y 27/1937 this note was signed by K. Nakashima Jr. for Nakashima Sr. was ill at the time of the loan.

I also wrote Nakashima at Slocan, like you suggested and have yet to receive his reply."

It seems evident from what she says that NAKASHIMA is in error and really owes this amount.

Subsequent to the foregoing claim being submitted we wrote to NAKASHIMA regarding another claim of \$723.82 lodged by Mrs. Miki MORIYAMA, as per copy of our letter of the 24th ult. herewith. As it is not likely that he will answer this letter, we shall be obliged for your assistance in obtaining a proper response. Since writing to him, as per enclosure, we have received copy of a registered mortgage from him to Mrs. MORIYAMA, which is very indefinite as to description of the vessel covered.

A vessel belonging to NAKASHIMA by name of "K.N. 1624" has been sold, but we cannot tell if this is the same vessel referred to in the mortgage at hand, for lack of name and different measurements in the mortgage. Perhaps you could ascertain if NAKASHIMA had another vessel, besides the one sold and referred to above, on or about the 8th of February 1935 when the mortgage was given, or if "K.N. 1624" was the vessel that he mortgaged to Mrs. MORIYAMA.

We shall appreciate your further co-operation in obtaining a complete reply to the foregoing, and thanking you in advance, we remain,

Yours truly,

B. B. Dusenbury,
Claims Department.

Enc.
B.B.D.

10249
13867

May 15th, 1944.

Mrs. MIKI MORIYAMA,
Registration No. 02715,
Keefers, B.C.

Dear Madam:

re: \$723.82 - Katsui NAKASHIMA, Reg. No. 03261

We wish to acknowledge receipt of your letter of the 12th inst. in reply to ours of the 9th inst., with enclosure of copy of mortgage from NAKASHIMA to you as administratrix of the estate of Yenseburo MORIYAMA, deceased, for which we thank you.

On reading the mortgage it is noted that the description of the vessel does not define definitely any particular boat. While NAKASHIMA sold a vessel, as previously reported to you, the size of that vessel does not correspond to the dimensions given by you in the said mortgage. No name of vessel is given in this mortgage and no other details sufficient to identify it.

We wrote to NAKASHIMA last month and are now writing him again for the purpose of ascertaining the name, the number, etc., of the boat mortgaged to you. Also asking him if he had another vessel in 1935 on which he gave a mortgage to you.

We shall report to you in due course the result of our further investigation.

Yours truly,

B. R. Dusenbury,
Claims Department.

BR/DE

13867
10249

May 9th, 1944.

Mrs. Niki HORIYAMA,
Registration No. 02715,
Keefers, B.C.

Dear Madam:

Re: \$723.82 - Katsui NAKASHIMA, Reg. No. 03261

Please refer to our letter of the 24th ult. and to your reply of the 8th inst. relative to the above claim.

As you mentioned having received a mortgage from NAKASHIMA on a vessel, please forward a copy of that mortgage to this office so that we can ascertain the particulars of same, and as to whether this mortgage was registered in the Government Registry office or not.

NAKASHIMA had a vessel which was sold, but our records do not show a mortgage in your favour registered against it. The net proceeds of this sale are on hand with the Custodian to the credit of NAKASHIMA.

If you will let us have a copy of your mortgage we shall endeavour to trace the transaction.

An early reply is requested.

Yours truly,

B. R. Dusenbury,
Claims Department.

BRD:DE

April 24, 1944

To: Accounting Department

From: P. Matheson

Re: Katsui NAKASHIMA, Reg. 03261, File 10249

With reference to memorandum of November 4th, in regard to the sum of \$311.11 credited to the above-named man's account from the sale of the vessel "K.N.", this is to advise that this man has reported that his boat licence for this boat was NW.2480. This licence number was issued to K. NAKASHIMA, 231 Wood Street, New Westminster.

Would you, therefore, please release the funds from the sale of this boat?

SUMMARY TAKEN FROM VESSELS RECORDS

Date: April 24, 1944

Name: Katsuji NAKASHIMA

Reg. No. 03261

File: 10249

Boat File No.: Custodian Boat #10249

Name of Vessel: "K.N." 1624 34'x7'x3' (1932) Bensid 8 HP

Lic. or Reg. No.: New Westminster 2480

Naval No.: NW.091-F

Owner's Valuation: \$1,000.00

JFVDC Valuation: 460.00 Survey #650

Custodian Valuation: 360.00 (\$400.00)

Date of Sale: February 12, 1943 -

Purchaser: Nelson Bros. Fisheries Ltd.

Signature on Sales Papers: Custodian Sale

Selling Price: \$360.00

Paid to JFVDC or Custodian: 360.00

Supervision Costs: 48.89

Balance due Owner: 311.11

Paid to: Credited to account of Katsuji NAKASHIMA

Location of Boat at Sale: Nelson Bros. Wharf (ex New Westminster)

Claims Against Canadian Govt.:

Paid 2/14/45, Reg 6899 (Settlement 50% of claims)
Claim #322 (Inventory) Nelson Bros. Fisheries Ltd. \$42.90 (Unpaid)
Repairs: Star Shipyard #171 (Job No.) \$769.00 (Paid)

Additional Information: A Mrs. Yenzabura MIKI, File 13867, reports holding a mortgage on a boat, 29'x5½', belonging to this man.

G. W. Nelson

10249

January 17th, 1944

Mr. Jamieson,
218 Third Avenue,
New Westminster, B. C.

Dear Sir:-

Re: Katsui NAKASHIMA

We hear from the Westminster Trust Co. that you are anxious to receive from this office some confirmation of your purchase of property previously belonging to the above Japanese. This letter will confirm that the scow-house, wood shed, and net rack have been duly conveyed to you and are now your property. We must make it quite clear that the land on which they are erected is not included, this not coming under the jurisdiction of this office.

Yours truly,

H. F. Green
Protection Department

HFG:IF

c/c to Westminster Trust Co.

W. D. BOWDEN
MANAGER

TELEPHONE 771 AND 772
CROSS: BENTLEY'S

WESTMINSTER TRUST COMPANY

HEAD OFFICE

NEW WESTMINSTER, B. C.

January 12th. 1944

PLEASE ADDRESS ALL COMMUNICATIONS
TO THE MANAGER

EVACUATION SECTION	
Rec'd	JAN 13 1944
File No.	10249
Ans.	12/1/44
Referred	Green

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

Attention Mr. Johnston

Your File No. 10249
Katsuji Nakashima

Dear Sir:

In October last year the Scow house and net rack were sold by tender to Mr. Jamieson. He at the time of the sale asked if he could get a bill of sale for the buildings. I took this matter up with you and was informed that it was not the custom to give Bills of Sale on such small priced sales but that you would give him a letter confirming sale to him of the buildings etc.

He informs me he has not yet received this letter and has asked me to write you with reference to this matter.

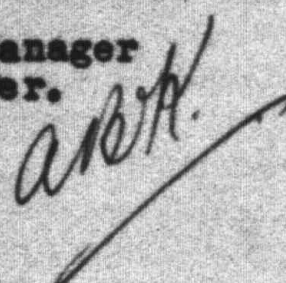
Mr. Jamieson's address is 218 Third Avenue
New Westminster.

Trusting you will look into this for me.

Yours very truly,
WESTMINSTER TRUST COMPANY

W.D. Bowden

Manager
Per.



ABK:

COULTHARD, SUTHERLAND & CO., LTD.
ESTATE AND INSURANCE AGENTS
CAR FINANCING

TELEPHONE 106

609 COLUMBIA STREET.
NEW WESTMINSTER, B. C.

September 14, 1945.

Westminster Trust Company,
NEW WESTMINSTER, B.C.

RE: Nakashima.

Dear Sirs:

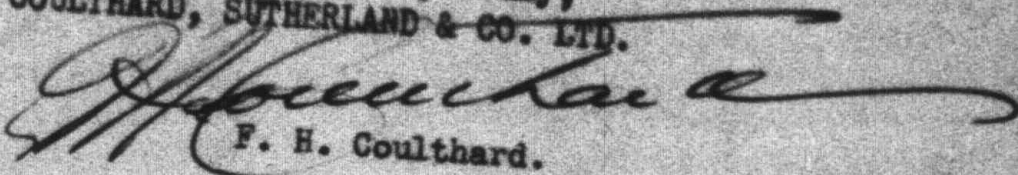
This is to advise that we have made a
careful inspection at your request of the property of
the above mentioned Japanese and wish to report/as
follows:

1 Woodshed.....no value
1 Dwelling..... \$75 00
1 Net Float..... 35 00
\$110 00

VALUES

Trusting this is the required information,

Yours very truly,
COULTHARD, SUTHERLAND & CO. LTD.


F. H. Coulthard.

620 Ewan Avenue
New Westminster

February 12/43

To
custodian of Japanese property.
Vancouver B.C.

Dear Sir

I wish to make an offer of \$65⁰⁰
for Mr Kakashima's float-house &
let rack. Kindly let me know if
Mr Kakashima will sell to me.

Yours truly

Gunnar Stolen

EVACUATION SECTION	
Rec'd	FEB 18 1943
File No.	
Ans.	
Referred	



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

October 19th 1943.

EVACUATION SECTION	
Reg'd	OCT 20 1943
File No.	
Ans.	
Referred	<i>[Signature]</i>

IN ACCOUNT WITH
WESTMINSTER TRUST COMPANY
NEW WESTMINSTER, B. C.

Re: Katsuji NAKASHIMA Reg.No.03261.

By	Proceeds from sale of Scow House and Net Rack to J.Jamieson as per Tender.	110.00
To	Coulthard & Sutherland- Re survey valuation	5.00
	Columbian Company- Advertising	3.42
	Westminster Trust Company	5.50
	Cheque herewith	96.08
		<hr/>
		\$ 110.00 \$ 110.00

File 10249/03261
NAKASHIMA, Katsuji
Purchase price of
Scow House in full.

P. & O. E.

[Signature]

10249

September 7th, 1943

The Westminster Trust Co.,
713 Columbia Street,
New Westminster, B. C.

Attention Mr. Kennedy

Dear Sirs:-

Re: Katsui NAKASHIMA--Reg. No. 03261

Thank you for yours of August 30th. The following has now been decided upon.

(1) An independent appraisal should be made by a qualified real estate agent other than your good selves since you are acting as agents for this case.

(2) A simple and inexpensive advertisement should be inserted in the local press offering the net racking and scow house for sale by tender. This advertisement need not mention the name of the Custodian. Please send us a copy for our records.

(3) Your letter under reply does not state what offer has been received from Mr. Bordo but in any case, he will have to send in a written tender. To avoid complications, please also be careful to advise the present tenant, Mr. Stolen, who previously offered \$65.00, that tenders are being called for and request him to send his in. We do not think it necessary for you to require 10% of the bid to accompany tenders.

(4) The final date by which tenders must be received by you should be one fortnight after date of insertion by you and at that time please send all tenders received to us for consideration.

(5) Your commission and any advertising and appraisal expenses will be debited against the proceeds of

Westminster Trust Co. - 2 - September 7th, 1943

the sale but if prompt payment of appraisal and advertising expenses is required, we will, of course, advance these to you.

Yours truly,

H. F. Green.
Protection Department

WFO:IF

September 3, 1943.

MEMORANDUM

To: Mr. E. P. Alexander

From: Mr. H. F. Green

Re: K. KAKASHIMA

The question of a sale of scow house and other buildings, which are considered as personal property and therefore come under this department, is now being raised in a number of quarters. Although personal property, I have no doubt that the Rent Control Board regard them as real estate and the present tenants, hearing of our disposal of real estate, are anxious to put in their bids.

Would you kindly discuss the whole question with the Board regarding these buildings. As you are aware, they are a potential source of trouble as they are liable to become waterlogged or break away from their moorings. Additionally, there is always the question of access to them through water frontage belonging to others.

I am of the opinion that wherever we receive an offer to buy them, an immediate appraisal should be undertaken and the sale made subject to the tenant if different from the offerer being given a chance to put in a bid. Would you let me have the Board's decision on this point.

Where sale is made, I assume that no more is necessary than a letter to the purchaser acknowledging receipt of the money and stating that the buildings involved belong to him, but undertaking no responsibility for access, mooring rights, etc.

In this particular case we already have an offer of \$65.00 from the tenant, and when I hear from you, I will secure particulars of the second offer referred to in Westminster Trust's letter.

Class:

HFG/ms

- 1) Have appraisal made.
- 2) Prepare simple newspaper ad. to be approved by Mr. Wright.
- 3) When advertising, note tenant giving him a chance to bid in.
- 4) Review tender received and sell or reject subject to Board's decision in each case.

RFG

10249

AUGUST 15, 1943.

Mr. Katsuji NAKASHIMA,
Reg. No. 03261,
Slocan Extension, B. C.

Dear Sir:

Thank you for your letter of August 10th,
giving description of your vessel "K. H."

This vessel was sold for the sum of \$360.00.
Prior to sale, the boat was appraised by an experienced
and independent marine surveyor, at whose valuation the
vessel was sold.

No commission or administration costs are
charged, but deductions have been made to cover the cost
of wharfage, fire insurance, survey for purpose of valuation,
watchmen's wages, etc. These amounted to \$48.89.

The balance of \$311.11 has been placed to
your credit in our trust account.

Yours very truly,

F. Matheson,
Specified Articles Department.

December 10, 1942

The Manager,
Westminster Trust Co.,
New Westminster, B. C.

Dear Sir:

Re: NAKASHIMA, Katsuji

Please accept our thanks for your letter of December 9 advising us that you have rented Katsuji Nakashima's Scow House to Mr. G. Stolen for \$5.00 per month.

We understand that this Scow House is moored on property belonging to Mr. D. E. McPhaden to whom a ground rent of \$10.00 per year is to be paid. Would you be kind enough to pay Mr. McPhaden his ground rent from the rentals received, obtaining his receipt.

Yours truly,

G. D. Milson
Administration Department

GDM/GH

File No. 10249

MEMORANDUM

To: Filing Department

December 10, 1942

From: Mr. Wilson

Re: NAKASHIMA, Katsui

The above party's property on the South
Dyke Road, New Westminster, being a Scow House, has
been rented through the Westminster Trust Company
to a Mr. G. Stolen for \$5.00 per month.

OWM/CH

W. D. BOWDEN
MANAGER

TELEPHONE: 771 AND 772
CUBES: 2121-2122

WESTMINSTER TRUST COMPANY

HEAD OFFICE

NEW WESTMINSTER, B. C.

December 9th. 1942.

PLEASE ADDRESS ALL COMMUNICATIONS
TO THE MANAGER

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

Attention: G.D. Milson.

Re: Nakashima Marsuji
Your File #10249

Dear Sir:

Your letter received. I have not seen the man again who was enquiring about Nakashima's place and to-day I rented it to a Mr. G. Stolen for \$5.00 per month who is a tenant of the Hasegawa store on Ewan Avenue and who is a fisherman as well. He is to fix it up for two months rent as the place has been damaged, the doors broken in and one of the windows taken out. He is going to fix it up properly and look after it. There is a float and net rack attached to this place which he is taking care of. He is a very reliable and respectable person and I am glad to have him take it over as any place unoccupied on the Dyke is just a playground for children and thieves and it is impossible unless you have some one living on these places to watch them. This is a float house and not a very large place and I think the rent is a fair one.

Trusting this meets with your approval.

Yours very truly,
WESTMINSTER TRUST COMPANY

W.D. Bowden

Manager
Per. *W.D.B.*

ABK: