

10797

REAL ESTATE

BUREAU POWELL STREET

FILE NO. 10797

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: KUBA, Mitsunobu *San*
Formerly...
HOME ADDRESS: P.O. Box 455, Steveston, B. C. (703 #1 Rd., Steveston)
Now at..355 Powell St., Vanc'r, B. C.
REGISTRATION NUMBER 04516 SEX: Male AGE: 39
OCCUPATION: Clerk

(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: Steveston Japanese Association, Steveston, B. C.

MARRIED? Yes

NAME OF WIFE OR HUSBAND: Umeko

ADDRESS OF WIFE OR HUSBAND: 355 Powell St., Vanc'r, B. C.

NAMES OF ANY LIVING CHILDREN: Nanami(F); Masaru(M); Suzu(F).

ADDRESS OF CHILDREN: 355 Powell St., Vancouver, B. C.

AGE OF CHILDREN: 5; 3 and 3 mos.

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

1. LOCATION AND DESCRIPTION: 703 #1 Rd., Steveston, B. C.
in the municipality of Richmond, N^o Lot 7, Block 2, Sec 10
Block North 3, Range West 7.

2. BUILDINGS AND OTHER IMPROVEMENTS: 2-storey, 5-rooms with store
in front of building, wooden frame; 1-woodshed.

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

4. TAXES (Amount and where payable) \$19.78 paid 1942 payable Town Hall,
Richmond, B. C. 1942 paid.

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

6. OCCUPANCY AND LEASES (If vacant so state) Vacant at present, declarant
has asked Mr. Thos. C. King, Steveston, B. C. to rent if possible,
verbal arrangement only. Mr. King has the key to above property.

7. STATE WHEREABOUTS OF TITLE DOCUMENTS: None
Land Registrar Office, New Westminster, B.C.
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST: None
9. IF FARM LAND STATE CROPS SOWN None

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION: None
2. LANDLORD'S NAME AND ADDRESS: None

3. PARTICULARS OF LEASE AND RENT AND DATE TO WHICH PAID: None

4. STATE WHEREABOUTS OF LEASE: None

5. SUB-TENANTS, IF ANY (Give name, address, rent and to what date paid) None

6. IF FARM LAND, PARTICULARS OF CROPS SOWN: None

STATEMENT OF PERSONAL PROPERTY OWNED:

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

Left at 703, #1 Rd., Steveston, B.C.

Kitchen range and hot water tank, 1-cupboard, 2-dining tables, 3-beds and springs, 1-basinet, 12-chairs, 1-stinger sewing machine, 1-book case, 1-couch, 2-bureaus, 1-vacuum cleaner, 1-heating stove, ~~xxxxxx~~ books-Harvard Classics, Nelson's Encyclopedias etc., 1-set of Festiva Dolls (girls), 1-set of boy's Festiva Dolls, 1-closet for 4-rooms. These are looked in 1-room of the above address of which Mr. T. King, Steveston, B.C. has the key.

Left at Hideo Tamaki's house, 2nd Ave., Steveston, B.C.

1-Washing Machine and 1-desk this property is left in tenant of the above address.

In Care of B.C.M.P.-1-radio "Stuart Warner"

3. GIVE THE NAME AND ADDRESS OF ANY PERSON HAVING ANY INTEREST IN, OR CLAIM ON ANY SUCH PROPERTY None

MEMORANDUM.

Further particulars of the registration of :-

KUBA, Mitsunobu,
355 Powell St.,
Vancouver, B. C.

Reg. No. 04516. /

The above received a letter from Mr. Alexander, dated June 30th, 1942; File number 989; telling him to register his property, but he has already registered, and his form is filed at Head Office.

July 3rd, 1942.

D. M. Dope.

4. INSURANCE CARRIED ON ABOVE PROPERTY: None
5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF OTHERS: None
6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom) None
7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts) 2-\$50.00 Victory Bonds, serials (K-4 H425430 and K-8 H11667)
also \$30.00 in War Saving Certificates. These securities are in owner's possession.
8. BANK ACCOUNTS: K336 - Royal Bank of Canada, Staveston, B. C. A mt. \$557.00
9. LIFE INSURANCE: \$1,000.00 Sun Life Assurance Policy #2159898; \$1,000.00 Sun Life Assurance Co., policy #2205926 and \$1,000.00 London Scottish Assurance Corp. policy 128,946 beneficiary for these policies-Umeke(wife). Policies in owner's possession.
10. INTEREST IN ANY ESTATES OR TRUSTS: None
11. SAFETY DEPOSIT BOX: None

LIABILITIES:

1. PERSONAL DEBTS: None
2. 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 17th day of June 1942.

(Signature)

Mitumba Suba

D. M. Chope.

Witness

FOR DEPARTMENTAL USE

**OFFICE OF THE CUSTODIAN
JAPANESE SECTION**

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

PERSONAL INFORMATIONNAME: Mitsunobu KUBAHOME ADDRESS: Kaslo, B. C.REGISTRATION NUMBER 04516SEX: MaleAGE: 41OCCUPATION: Clerk

(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? _____

NAME OF WIFE OR HUSBAND: _____

ADDRESS OF WIFE OR HUSBAND: _____

NAMES OF ANY LIVING CHILDREN: _____

ADDRESS OF CHILDREN: _____

AGE OF CHILDREN: _____

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

1. LOCATION AND DESCRIPTION: _____

2. BUILDINGS AND OTHER IMPROVEMENTS: _____

3. INSURANCE (Give particulars; state where policies are) _____

4. TAXES (Amount and where payable) _____

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

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

7. STATE WHEREABOUTS OF TITLE DOCUMENTS.

8. STATE IF ANY OTHER PERSON HAS ANY INTEREST.

9. IF FARM LAND STATE CROPS SOWN

STATEMENT OF REAL PROPERTY OCCUPIED

1. LOCATION AND DESCRIPTION:

2. LANDLORD'S NAME AND ADDRESS:

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

4. STATE WHEREABOUTS OF LEASE:

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

6. IF FARM LAND, PARTICULARS OF CROPS SOWN:

STATEMENT OF PERSONAL PROPERTY OWNED:

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

1. Tea set and silverware.

Stored in attic.

2. All chinaware

House owned by Hideo Tanaka.

3. Red lacquer ware

Leased by Harry Gilmore of

4. Pyrex custard cups, and casseroles

Stevenson, B. C.

5. 2 Japanese dolls in glass cases.

6. Pictures, in frames and albums.

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

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

CLAIM ON ANY SUCH PROPERTY

4. INSURANCE CARRIED ON ABOVE PROPERTY: _____

5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF
OTHERS: _____

6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom) _____

7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts) _____

8. BANK ACCOUNTS: _____

9. LIFE INSURANCE: _____

10. INTEREST IN ANY ESTATES OR TRUSTS: _____

11. SAFETY DEPOSIT BOX: _____

LIABILITIES:

1. PERSONAL DEBTS: _____

2. TRADE DEBTS: _____

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 22nd day of March 1944

(Signature)

SM Guly

Beatrice Hugh Jones

Witness

FOR DEPARTMENTAL USE _____

INFORMATION FROM R.C.M.P.

Date June 11/43.

Our File No. 10797

Full Name KUBA, Mitsunobu
(Surname in Block Letters)

Registration No. 04516 Male - Female
(check) Age Aug. 29, 1902

Former Address Box 455, Steveston, B. C.
355 Alexander Street, Vancouver, B. C.

Date Evacuated Aug. 22/42 Naturalized - Canadian-Born - National
(check)

Present Address ~~Kaslo, B. C.~~ % H. L. Craise, R.R. No 3, St. Catharines
(30/9/46)

Married - Single
(check)

Name of Wife (nee TAMAKI) Umeiko #04482

Name of Husband ---

Name of Mother (nee SUZUKI) Aki #04113 Name of Father Kumazuchi #04111

Names of Children under 16 Alice Nanami (F) 13/11/36 Robert Masaru (M) 25/10/38
Suzu (F) 7/3/42

Requested by E. C. T. Registered with Custodian Yes
(Yes or No)

Additional Information Clerk (Japanese Assoc., Steveston)

REAL PROPERTY SUMMARY

October 8, 1946.

JAPANESE NAME: Mitsunobu KUBA - Reg. No. 04516 - File No. 10797

CATALOGUE NO: 810

PROPERTY ADDRESS: 703 No. 1 Road, Steveston, B. C.

LEGAL DESCRIPTION: N $\frac{1}{2}$ of Lot 7, Block 2 of Section 10, Block 3 North, Range 7 West, Map 249, municipality of Richmond, D.N.W.

CLASSIFICATION: Store with living quarters.

ASSESSED VALUE: Land \$ 270.00 Annual Taxes \$ 24.80
Improvements \$1,140.00 Appraisal \$1,311.00

TITLE: Registered in the name of Mitsunobu KUBA.

ENCUMBRANCES: None registered and no indication of any unregistered.
Vesting Order No. 24409 - July 31, 1942.

HISTORY OF
ADMINISTRATION:

The Custodian's representative did not report on this property as, from a letter received from Mr. Thomas C. King on July 10, 1942, Mr. Mather had not, up to that time, received a J. P. Form.

The file reveals that, before evacuation, Mitsunobu had rented a portion of his property to a Mr. Windsor. Mr. Thomas C. King, the Custodian's rental agent, objected to this rental arrangement owing to the fact that the store could not be rented without the back portion of the house. No rents were collected from Mr. Windsor by the Custodian. The file reveals that only one month's rent was paid direct to Mitsunobu Kuba, and when Windsor vacated on November 15, 1942, he was in arrears of rent from June 1, 1942.

The living quarters were then rented by the Custodian's agent to a Mr. Neil McKenzie on the 3rd day of December, 1942, rental being \$10.00 per month plus water. McKenzie vacated this property on February 2, 1943. The full property was rented to T. D. Goshko, as from March 1, 1943, at a rental of \$20.00 per month, plus \$2.00 water rates. Mr. Goshko remained in possession until the property was sold.

The Custodian was obliged to pay for the following repairs:

Plumbing.....	\$ 5.50
1 Window pane.....	1.00
Plumbing.....	3.95
Clearing the sink.....	1.50
Replacement of front window.....	10.50
Repairs to roof.....	60.00
Plate glass window pane.....	8.74

Through an order from the Health Department we were advised to install a new septic tank and toilet - this cost \$80.00

October 8, 1946.

A Plate glass insurance coverage was made with the London & Lancashire Guarantee & Accident Co., Policy No. 3347392 on September 2, 1944. Cost of premium was \$5.00.

Sold to Timothy Demetrius Goshko and Mary Joan Goshko for the sum of \$1,311.00. Adjustments were calculated as of October 23, 1944.

Funds were released to the account of Mitsunobu Kuba on January 4, 1945.

Certificate of Indefeasible Title No. 180607-E was delivered to the purchasers on January 20, 1945.

A complete statement of the transaction was forwarded to Mitsunobu Kuba on January 28, 1946.

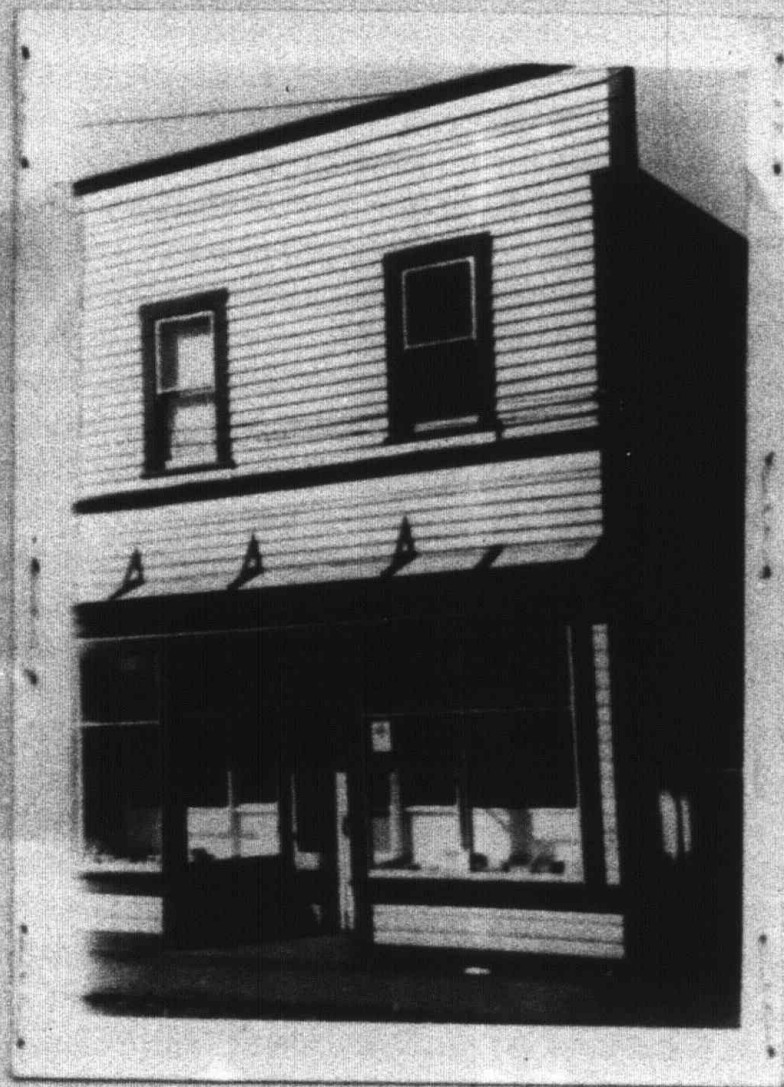
The above Summary is certified to be in accordance with the information on file:



George Peters,
Administration Department.

GP/EL

KUBA, Mitsunobu
703 No. 1 Road Steveston, B. C.
Evac. File 10797



Picture Taken April 13, 1943.

Alma 1836R.

10797

J. W. Anderson

3889 West 13th Ave.,

Vancouver, B. C.

February 18th/43.

Custodian of Enemy Property
Department of the Secretary of State,
506 Royal Bank Building,
Vancouver, B. C.

Attention Mr. G. D. Milsom.

Re. Kuba. Steveston B. C.

Dear Sirs:-

I am prepared to offer the sum of \$800.00 Cash for the Chattels, along with Clear title to the Frame Building situated at 703 - #1 Road Steveston, B. C. Owned by the above named Japanese. this offer is subject to an immediate reply, and is good only until Monday February 22nd. 1943.

Thanking you for an immediate reply, and remain

Yours Very Truly

J. W. Anderson

Fe. 22. 1943. Armstrong
AP 0 714

6 9016

10797 & 989

February 19, 1943

Mr. Mitsunobu KUBA,
Reg. No. 04516,
P. O. Box 471,
Kaslo, B. C.

Dear Sir:

We confirm our wire in which we informed you that we had an offer of \$800.00 cash for your property at 703 No. 1 Road, Steveston. This price includes the furniture and fixtures which were left in the building, being the property of your father. As you are aware, your father has sold the stock in the store.

Will you please consult with your father and advise us by wiring immediately if you are interested in this offer.

Yours truly,

G. D. Milson
Administration Department

GDM/GH

Offer from J. W. Anderson,
3889 West 13th Ave.,
Vancouver, B. C.

10797

February 20, 1943

Mr. J. W. Anderson,
3889 West 13th Ave.,
Vancouver, B. C.

Dear Sir:

Re: KUBA, Mitsunobu

Referring to your letter of February 18th offering the sum of \$800.00 cash for the building including chattels at 703 No. 1 Road, Steveston, we submitted this offer to M. Kuba and today received a wire from him stating that he does not wish to sell the property at the price offered.

Yours truly,

G. D. Milson
Administration Department

GDM/GH

Steveston B. C. 187
April 28th 1944.

The Office of the Custodian,
506 Royal Bank Building,
675 - W. Hastings St.,
Vancouver, B. C.

810

Dear Sirs:

Enclosed herewith please
find my certified cheque for the
sum of Eighty $\text{\$80.00}$ being
ten per cent of the amount offered
on the property listed on page (14)
catalogue No. 810, Being 703-No. 1 Road,
Lot - N $\frac{1}{2}$ 7, Block - 2, Sec: 10, Tp. - 33N/7W
Plan 249.

My offer is Eight hundred $\text{\$800.00}$ Dollars
($\text{\$800.00}$) cash.

Yours truly,
J. D. Goshko

Rec'd	1-5-44
File No.	10797
Ans.	by
Referred	

14771

May 30th, 1944.

Mr. T. D. Gombko,
Stevenson, B. C.

Dear Sir:

Re: Catalogue No. 210.
703 Number 1 Road.
Stevenson, B. C.

Your letter of April 21st, 1944, enclosing cheque for \$50.00 and offer to purchase for \$200.00 has been received and considered.

At the present time we are not able to accept a tender for this amount. This property has been independently appraised and if you are prepared to increase your tender to \$1311.00, subject to prior sale, we would then be in a position to consider recommending acceptance of such an offer.

Kindly reply by return advising us whether you wish to revise your offer and in the meantime we are retaining your deposit cheque of \$50.00.

Yours truly,

F. G. Shears,
Director.

FG/AM

Steveston B.C.
June 6, 1944.

The Custodian
506 Royal Bank Building
675 W. Hastings St.,
Vancouver, B.C.

Rec'd	
File No.	10797
Ans.	<input checked="" type="checkbox"/>
Referred	

810/

Dear Sir:

Replying to yours of the 1st inst., in which you state that parcel No. 810 was appraised at \$1311⁰⁰/₁₀₀ and you are not prepared to accept my bid of \$800⁰⁰/₁₀₀, I wish to state that even \$800⁰⁰/₁₀₀ is too much.

The following reasons will prove my statement

- ①. the south wall is sunk about 4 inches or more which makes the floor uneven.
- ②. the roof leaks and it will be necessary to have a new roof for the coming rainy season.
- ③. It is situated on half a lot the width of which is no more than 24 feet, and there is no way of draining the water from between the buildings, which causes a very stagnant smell.

If you are willing to come and
see this building for yourself
you will know that the facts I
pointed out to you are true, and
that it would be very foolish
on my part to pay you more
than the property is worth.

Yours truly,
J. D. Goshko

Bulson
~~X~~ 10797

811
6658

88/9579-2/48
Moncton

June 15th, 1944

Mr. T.D. Goshko,
Steveston, B.C.

Dear Sir:

Re: Catalogue No. 810,
703 No. 1 Road, Richmond

We have your letter of June 6th, in which you inform us that you are only prepared to offer \$800.00 for the above property. At the present time we cannot consider anything less than \$1,311.00 and we are therefore returning your deposit cheque for \$80.00.

Yours truly,

F.G. Shears,
Director

FGS:lm
Encl.

Rec'd	SEP 11 1944
File No.	10797
Ans.	<input checked="" type="checkbox"/>
Referred	File

September 11, 1944.

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

Dear Sirs:

I hereby bid \$1,311.00 for Catalogue No. 810, known
as 703 No. 1 Road, Steveston, B. C. Attached you will find my
cheque for \$130.00.

Yours truly,

T. D. Goshko

T. D. Goshko,
Steveston, B. C.

810

Copy for Mr. Tolson

September 18, 1944.

Mr. T. B. Graham,
703 No. 1 Road,
Stewart, N. C.

Dear Sir:

Re: Catalogue No. 319
703 No. 1 Road
to 1/2/10/10/10/20

Your letter of September 11th, enclosing cheque for \$130.00 and offer to purchase the above property for the sum of \$1,311.00 has been received and considered.

This is to advise you that we are prepared to recommend the acceptance of this offer. Will you please forward to us a certified cheque for the balance of the purchase price, namely, \$1,181.00.

Kindly advise the full name, address and occupation of the person in whose name this property is to be registered and also state whether or not the proposed registered owner is a British Subject.

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

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

Yours truly,

F. G. Sharrs,
Director.

CP:22

STATEMENT RE SALE OF:

Name: Mitsunobu KUBA #04516

Catalogue No: 810

File No: 10797

Street Address: 703 No. 1 Road, Steveston, B. C.

Legal Description: N $\frac{1}{2}$ 7/2/10/B3M/K7E/249

Date of Sale and Adjustments October 23, 1944.....

Sale Price \$1,311.00Real Estate Agents Commission \$131.10Charge for Valuation 7.50Charge for Advertising 4.00Land Registry Office Transmission Fee 2.50

Encumbrances:

~~Unpaid Vendor~~~~Mortgage~~~~Ariens of Taxes~~~~Other Charges~~

Adjustments:

Fire Insurance { 12.10{ 4.30Taxes 4.69Water 5.25\$ 145.10\$1,337.34Net Proceeds credited to your account as of Oct. 23/44 \$1,192.24

Date:..... February 28, 1946.....

Compiled by:..... George Peters.....

File No. 10797.
Catalogue No. 810.

December 30th, 1944.

MEMORANDUM

TO: Mr. George Peters

FROM: Mr. D. A. Cramer

Mitsunobu KUBA
Man. of Richmond
N. $\frac{1}{2}$ of Lot 7, Blk. 2 of Sec. 10,
Blk. 3 N., Range 7 W., Map 249,
D. N. W.

With reference to the above property which was recorded in the New Westminster Land Registry Office, dated November 24th, 1944, we attach herewith the following documents in connection therewith.

1. Copy of application number 180606-E, dated November 24th, 1944, registering the property in the name of the Custodian (Transmission).
2. Copy of application number 180607-E, dated November 24th, 1944, registering the property in the names of Timothy Demetrius Goshko and Mary Joan Goshko - Joint Tenants (Deed).
3. Duplicate of Transmission dated November 9th, 1944.
4. Duplicate of Deed dated November 9th, 1944 - Secretary of State to Timothy Demetrius Goshko and Mary Joan Goshko - Joint Tenants.
5. Certificate of Indefeasible Title number 180607-E, dated December 21st, 1944, covering the above property in the names of Timothy Demetrius Goshko and Mary Joan Goshko - Joint Tenants.

D. A. Cramer

DAC:JS
Atch.

Catalogue No. 810
File No. 10797
703 No. 1 Road, Steveston
S 7/2/10/B3N/K75/249

January 10, 1945.

TIMOTHY DEMETRIUS GOSHEO AND MARY JOAN GOSHEO
(purchasers)

In account with: The Custodian of Enemy Property

STATEMENT OF ADJUSTMENTS

(As at October 23, 1944)

	DEBIT	CREDIT
Purchase price	\$1,311.00	
Cheques received		\$1,311.00
Registration fees on deed - \$1,311.00	6.85	
Insurance premium - 28.2% x \$42.90	12.10	
Insurance premium - 86% x \$5.00	4.30	
Water paid to Dec. 31/44 - 69/184 x \$14.00	5.25	
Purchaser's proportion of 1944 taxes -		
69/365 x \$24.80	4.69	
Rent - Oct. 3rd to Oct. 31st - 19/31 x \$21.00	12.87	
Balance owing by purchaser		46.06
	<u>\$1,357.06</u>	<u>\$1,357.06</u>

BALANCE OWING BY PURCHASER \$46.06

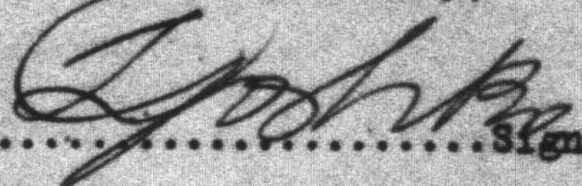
To The Office of the Custodian,
506 Royal Bank Building,
Vancouver, B. C.

Dear Sirs:-

Re: 703 No. 1 Rd., Steveston

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

Yours faithfully,


.....Signed

Catalogue No. 810
File No. 10797
703 No. 1 Road,
Steveston, B. C.
N^o 7/2/10/B3N/R7W/249

Receipt of Certificate of Title No. 180607-E is by us hereby acknowledged and we agree that all adjustments and incidents connected with the sale to us of property covered by said certificate have been settled.

Receipt is also acknowledged of London & Lancashire Guarantee & Accident policies Nos. 3401375 and 3347392 both of which have been assigned to us,

Dated at Vancouver, B. C., this 20 day of January 1945.

[Signature]

10721, and
691

10797
September 25, 1946.

Mr. Yoshio KOCHI,
President Steveston Japanese Association,
133 Victoria Street,
Kamloops, B.C.

Dear Sirs

Re: Lots 13, 14, 15, 16, 17 & 18, Blk. 23, Sec. 3,
B3N, R7W, Map 1691, Mun. of Richmond, and
Pt. 2 ac. m/1 Sec. 2, B3N, R7W, shown and
coloured Red on Sketch deposited 703, Mun.
of Richmond, D.B.W., Steveston, B.C.

We have recently received two offers relative to
the above described property. For your information these parcels
are each registered in the name of the Japanese Fisherman's
Benevolent Society which we understand is the former name of the
Steveston Japanese Association.

The first offer in the sum of \$750 is submitted
jointly by Mr. A. Johnston and Mr. W.A. Rennison, both of Steveston,
B.C. The offer covers both parcels.

The second offer for \$250 refers to Lots 17 and 18,
Blk. 23, and is submitted by Mr. Joseph Shaw, 78 Georgia St.,
Steveston, B.C. Lots 17 and 18 referred to are vacant lots on the
corner of Chatham and 1st Avenue.

We have advised the persons submitting the above
offers that the matter is being referred to your association and
we would be glad if you would get in touch with your associates and
advise us as soon as possible whether you desire to sell at this or
any price.

We would remind you that it is the practice of this
office to obtain an independent valuation before determining a fair
price for property sold, and if it would assist you in making a
decision relative to these offers, we would be glad to have this
done.

Yours truly,

AGM:AS
cc - Mr. Kuba, Reg. No. 04516,
Kaslo, B.C.

A. G. McArthur,
Administration Department.

(Information supplied by Ins. Co.)

LIFE INSURANCE

Name Mitsunobu Kuba

File No. 10797

Kado BC

Reg. No. *04516*

Company London & Scottish Assur
Corp. Ltd.

Agency

Policy No. 128946

Premium - \$ 7.55

Payable: Annually, Semi-annually or monthly quarterly

Month July Oct. Jan. Day
April 15

REMARKS:

21

Letter sent 3/2/5

(Information supplied by Ins. Co.)

LIFE INSURANCE

Name Vancouver General Hospital File No. 10797
Mitsunobu Kuba
Kaslo B.C. Reg. No. 04516

Company Sun Life Agency Vancouver

Policy No. 646995

Premium - \$ 122.15

Payable: ☒ Annually, ☐ Semi-annually or ☐ monthly

Month March Day 1

REMARKS:

Letter sent 25/10/43

(Information supplied by Ins. Co.)

LIFE INSURANCE

Name Mr. Mitsunobu Kuba

File No. 10797

Reg. No.

Company Sun Life

Agency Vancouver

Policy No. 646995

Premium - \$ 122.15

Payable: ☒ X
Annually, Semi-annually or monthly

Month March Day 1

REMARKS:

Letter sent 25/8/43

(Information supplied by Ins. Co.)

LIFE INSURANCE

Name Mr. Mitsunobu Kuba File No. 10797
Reg. No.

Company Sun Life Agency Vancouver

Policy No. 2169898

Premium - \$ 50.05

Payable: ^X Annually, Semi-annually or monthly

Month November Day 1

REMARKS:

Letter sent 25/11/43

(Information supplied by Ins. Co.)

LIFE INSURANCE

Name Mr. Mitsunobu Kuba

File No. 10797

Reg. No.

Company Sun Life

Agency Vancouver

Policy No. 2205926

Premium - \$ 57.95

Payable: ☒ Annually, ☐ Semi-annually or ☐ monthly

Month October Day 15

REMARKS:

Letter sent 25/11/3

REG. NO.		NAME				FILE NO.	
04516		KUBA Mitsunobu				10797	
COMPANY	POLICY NO.	AMOUNT	EXPIRATION			PROPERTY	
			MONTH	DAY	YEAR		
London & Lancashire Guarantee & Accident	<i>Transferred to T. D. Goshko - Goshko</i> 3401071	\$1500.00	Feb.	3	44	703 on West side No. 1 Steveston, B. C.	
London & Lancashire Guarantee & Accident	<i>Transferred to T. D. Goshko - Goshko</i> 3401375	\$1,500.	Feb.	3	1945	703 No. 1 Road, Steveston, B. C.	
London & Lancashire Guarantee & Accident	<i>Transferred to T. D. Goshko - Goshko</i> 3347392	Pl. Glass	Sept.	2	1945	703 No. 1 Road, Steveston, B. C.	

File No. 10797

October 8, 1946.

FIRE INSURANCE SUMMARY

Re: Mitsunobu KUBA
Reg. No. 04516

The London & Lancashire Guarantee & Accident policies Nos. 3401375 and 3347392 were transferred to T. D. Goshko and Mary J. Goshko, the purchasers of property at 703 No. 1 Road, Steveston, B. C., on November 28, 1944.

The above Summary is certified to be in accordance with the information on file:

George Peters

George Peters,
Administration Department.

GP/EL

File No. 10797

October 8, 1946.

LIABILITY SUMMARY

Re: Mitsunobu KUBA
Reg. No. 04516

There are no claims against Mitsunobu Kuba revealed
on the file.

The above Summary is certified to be in
accordance with the information on file;



George Peters,
Administration Department.

GP/EL

October 8, 1946.

PERSONAL PROPERTY SUMMARY

Re: Mitsunobu KUBA
Reg. No. 04516

Chattels: See Chattel Summary

Specified Articles: A Stewart-Warner radio #33123 was sold by auction and the proceeds credited to the account of Mitsunobu Kuba. N.C.M.P. Receipt was received from Mitsunobu.

There are no Cameras, Fire Arms or Motor Vehicles revealed in the registration or the file.

Bank Account: Account No. E336 with the Royal Bank of Canada at Steveston in the amount of \$557.00. No action required by the Custodian.

Life Insurance: Two \$1,000.00 policies with the Sun Life Assurance Co. and one \$1,000.00 policy with the London Scottish Insurance Corp. No action required by the Custodian.

Stocks, Bonds, etc: Two \$50.00 Victory Bonds and \$30.00 in War Savings Certificates - in owner's possession. No action required by the Custodian.

No property interests other than those mentioned are found on the file.

The above Summary is certified to be in accordance with the information on file:



George Peters,
Administration Department.

GP/EL

October 8, 1946.

CHATTEL SUMMARY

Re: Mitsunobu KUBA
Reg. No. 04516
Evacuated Aug. 22/42

As a matter of explanation, Mitsunobu Kuba was the owner of the real property at 703 No. 1 Road, Steveston, B. C., and his father, Kumetsuchi KUBA, was the proprietor of a store situated on this property.

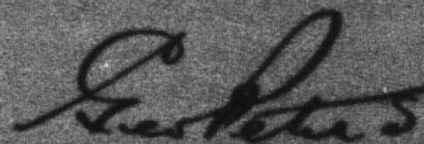
Mitsunobu Kuba declared chattels as shown on the Chattel Schedule, and when goods were removed from 703 No. 1 Road, the store fixtures, belonging to Kumetsuchi, were removed under Mitsunobu's name. After being auctioned, these were transferred to Kumetsuchi's file - No. 989 - See Schedule.

The hot water tank declared by Mitsunobu would be left in the house as a fixture, and the linoleum also, we must assume, was left as of no value.

"Goods missing" which were declared by Mitsunobu, were probably removed by him before evacuation, as they were never signed for by the tenant nor inventoried by the Custodian.

The missing 8 tables and 1 cash register, signed for by the tenant, are being dealt with on the father's file.

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



George Peters,
Administration Department.

GP/EL

October 7, 1946.

CHATTEL SCHEDULERe: Mitsunobu KUBA
Reg. No. 04516JAPANESE DECLARATION - JUNE 17, 1942Left at 703 #1 rd., Steveston, B. C.

Kitchen range
Hot water tank
1 Cupboard
2 Dining room tables
3 Beds and springs
1 Bassinet
12 Chairs
1 Singer sewing machine
1 Book case
1 Couch
3 Bureaux
1 Vacuum cleaner
1 Heating stove
Books - Harvard classic
Nelson's Encyclopaedia
1 Set Festival Dolls (girls)
1 Set of boys' festival dolls
Linoleum for 4 rooms

Left at Hideo Tanaki's house, 2nd Ave.,
Steveston, B. C.

1 Westinghouse washing machine
1 Desk
Above left in care of tenant

Custody of M.C.M.F.

1 radio - "Stewart Warner"

FURTHER DECLARATION ON MARCH 22, 1944

Tea set and silverware
All chinaware
Red lacquerware
Pyrex custard cups and casserole
2 Japanese dolls in glass cases
Pictures, in frames and albums

Stored in attic, house owned by Hideo
TANAKI, leased by Harry Gilmore of
Steveston, B.C.

GOODS SIGNED FOR BY TENANT, Mrs. Mary
Goshko, May 11, 1943.

8 Tables - missing (File 989)
1 Desk
8 Glass showcases - 7 auctioned (989)
1 Cash register - Transf. File 989 (same)
1 Mound Heater
1 Spool cabinet - Auctioned (File 989)
1 Wicker chair
Store shelving
Store awning
1 Chest drawers
1 Iron bed, 1 spring, 1 mattress
1 Kitchen cabinet
2 Round dining tables, 6 chairs
1 Dresser
1 Settee
1 Cupboard
1 Mound sawdust heater - trans. File 989
Old books & boxes in back upstairs room,
not to be disturbed.

GOODS REMOVED FROM 2ND AVE. NEAR
CHATHAM TO STORAGE OCTOBER 20, 1944.

1 Writing desk - Auctioned
1 Carton China - Auctioned

GOODS REMOVED FROM 703 NO. 1 RD. TO
AUCTION ROOM DECEMBER 11, 1944.

8 Glass showcases - transf. File 989
1 Bed and spring - Auctioned
1 Play pen - Auctioned
1 Cupboard - Auctioned
7 Chairs - Auctioned
1 Settee - Auctioned
2 Bureaux - Auctioned
1 Crib - Auctioned
7 Cartons Jap Books - Shipped
1 Spool case - Transf. File 989
2 D.N. Tables - Auctioned

~~Left for valuation~~

~~1 Heater Stove~~
~~Kitchen cabinet - too large to take out.~~

October 7, 1946.

GOODS SOLD AT AUCTION JAN. 27, 1944,
JAN. 19, 1945, FEB. 2, 1945, JUNE 8, 1945

Stewart Warner Mantel
Settee
Play Pen
Baby bed
Bed & spring
Dining table & 3 chairs
Wicker Chair
Dining table
Cupboard
Dresser (no mirror)
3 Kitchen chairs
Side board
Desk
China, decorations and blinds

GOODS SHIPPED JUNE 19, 1943 AND MARCH
15, 1945.

1 Kitchen stove
1 Westinghouse electric washer
7 Cartons books

1 Heater) Appraised and sold
1 K. Cabinet) to GUSHKO Jan. 8, 1945.

GOODS MISSING, DECLARED BY JAPANESE BUT
NEVER FOUND BY CUSTODIAN

2 Beds & springs
5 Chairs
1 Singer sewing machine
1 Book case
1 Bureau
1 Vacuum cleaner
1 Set Festival Dolls (girls)
1 Set Festival Dolls (boys)
Linoleum for 4 rooms

Goods declared in KUBA'S "Further Declara-
tion" on March 22, 1944" are impossible
to identify as they probably came out of
a box and come under Personal Goods.

GOODS MISSING, REMOVED TO STORAGE DEC. 11,
1944, BUT NEVER AUCTIONED.

1 Show case (glass)

One Westinghouse Wash-
ing Machine; prop. of
M. KUBA file 10797
left at TAMAKI's house
(file 3439)
See Auction Inventory
dated 20 October on 3439

[Handwritten signature]

NAME KUBA, Mitsunobu

REGISTRATION NO. 04516

FILE NO. 19797

The following chattels were sold by public
auction at Steveston, B. C. on June 8, 1945.

- China, decorations and blinds

\$ 0.70

Total
Less Expenses: (Auctioneer's Fee 0.07
(Advertising 0.03
(Moving 0.02

Net Proceeds Credited:

\$	0.70
\$	0.12
\$	0.52

Members of Custodian Staff Present.

Mr. Harris

Extracted from Auctioneering List No.

Steveston 35.

Remarks.

NAME KURA, Mitsunobu

REGISTRATION NO. 04516

FILE NO. 10771

The following chattels were sold by public

auction at Steveston, B. C. on February 2, 1945.

Desk

\$ 14.00

Total

Less Expenses: (Auctioneer's Fee: \$ 1.40
(Advertising: 0.45
(Moving: 1.14

Net Proceeds Credited:

\$	
\$	14.00
\$	2.99
\$	11.01

Members of Custodian Staff Present.

Mr. Harris

Extracted from Auctioneering List No.

Steveston 28.

Remarks.

NAME RUBA, Mitsunobu

REGISTRATION NO. 04516

FILE NO. 10797

The following chattels were sold by public

auction at Steveston, B.C. on January 19, 1945.

Settee	1.00
Play Pen	3.00
Baby bed	5.50
Bed & spring	2.00
Dining table & 3 chairs	2.00
Wicker chair	2.00
Dining table	1.00
Cupboard	3.75
Dresser (no mirror)	4.75
3 Kitchen chairs	2.35
Sideboard	2.25

Total	\$ 29.60
Less Expenses: (Auctioneer's Fee: \$2.96	
(Advertising: 1.82	\$ 10.00
(Moving: 5.22	
	19.60
Net Proceeds Credited:	\$

Members of Custodian Staff Present.

Mr. Harris

Extracted from Auctioneering List No.

Steveston 27.

Remarks.

NAME KURA, Mitsunobu

REGISTRATION NO. 04316

FILE NO. 10757

The following chattels were sold by public
auction at 992 Powell, Vancouver, B.C. on January 27, 1944.

Stewart Warner rental

\$ 41.00

Total:

\$ 41.00

Less Expenses: (Auctioneer's Fee: \$4.10
(Advertising: .33
(Moving: .22
(Storage: 1.00

\$ 5.65

Net Proceeds Credited:

\$ 35.35

Members of Custodian Staff Present. Mr. Wills

Extracted from Auctioneering list No. Vancouver Radio 2

Remarks.

MEMORANDUM

June 30th, 1943.

To: File 10797

From: Specified Articles Department

Re: KUBA, Mitsunobu - Reg. 04516

<u>ARTICLE</u>	<u>DESCRIPTION</u>	<u>APPRAISED VALUE</u>
RADIO	Stewart-Warner radio # 33123. ✓	\$ 15.00

*Sold by Auction - 27/1/44
Vancouver Radio Co.*

No.

Royal Canadian Mounted Police

F. 112

SR/04573

\$

Mar. 9. 1942

Received from Roy Tsumahiro OTANI P.O. Box 316
Steveston on behalf of Mitsunobu KUBA
One Stewart Warner Radio. Ser # 33123

Dollars,

100

Signature

J. F. Miles, Capt.
Reg. No. 13647

ROYAL CANADIAN MOUNTED POLICE

EXHIBIT REPORT

Form 266A

HEADQUARTERS File No.

DIVISION & File No.

J.R. 04573.

SUB/DIVN. & File No.

DETACHMENT & File No.

No. 511

Vancouver

C.T.B.

DATE Jan. 25th, 1941

Re: Winnipeg KUBA, Stevenson, B.C.
(Name of File)

On: Mar. 9th, 1941 I D.E. McFarlane, Cpl.
(Date) (Officer's Name)

Came into possession of the following described goods by

Handed over by Roy T. O'NEIL
(State Authority from whom seized and place of seizure)

No. of P.C.	No. of Packages	Qty. or Pcs.	DESCRIPTION OF EXHIBITS
	1.		Stewart-Warner Radio # 55125. (1)

REMARKS: Handed over to the Custodian of Alien Property.
(State briefly disposition)

DATE Jan. 27th, 1941

W. D. McFarlane Custodian
(Signature of Receiver or Witness)

[Signature] CERTIFIED CORRECT
P.O. Jefferson

78 Georgia Street,
Steveston, B.C.
June 27th, 1942

Mr. R. P. Alexander,
Assistant Manager,
Room 506, Royal Bank Building,
Vancouver, B.C.

OFFICE OF THE CUSTODIAN
IN A.G. SECTION

RECEIVED
JUL 7 1942

Dear Sir:

Re:- Mitsunobu Kuba: Reg. No. 04516
Your file number 10797.

Journal 37
Reference the above and your letter of the 6th inst. I have to inform you that there has been no arrangements between Kuba and myself in regard to the rental or disposal of this property. It is true however that he has turned the key over to me in the capacity of Agent of the Custodian. He does not wish to rent this property, and has taken pains to board up completely. All stock remaining in the store has been inventoried and placed in the hands of Mr. J.D. Mather.

I would suggest however that this place be rented, but in order to do so, it would be necessary to remove stocks in store which I believe amounts to somewhere in the vicinity of \$1500.00.

Yours very truly,

Thomas C. King

Thomas C. King.

10721 & 10797

8th July, 1942.

Messrs. B. C. Drugs Limited,
796 Beatty Street,
Vancouver, B. C.

Dear Sirs:

We understand from Mr. Kuba, secretary of the Japanese Association in Steveston, which, as you know, has been operating the Japanese Hospital, that you have a credit balance on your books amounting to \$58.82 which you desire to pay to the Japanese Hospital.

Please note that in so far as the Custodian's office is concerned we have no objection to your making this payment to the Japanese Hospital in Steveston.

Yours truly,

R. P. Alexander
Manager

RPA:LF

10797

July 9, 1942

Thos C. King Esq.,
78 Georgia Street,
Stevenson, B. C.

Dear Sir:

Re: Mitsunobu Kuba

We have before us your letter of June 27th in which you state that no arrangements were made between Mr. Mitsunobu Kuba and yourself.

Mr. Kuba has declared on his registration form, however, that he has asked you to rent his property and has turned over the key to you. Because of this we sent you our form letter of instructions.

We note that you speak of "stocks in store which I believe amounts to somewhere in the vicinity of \$1,500.00." There is no indication on the registration form of any stocks in store and we would therefore be obliged if you would give us a full report covering this matter.

You also mention that Mr. J. D. Mather has inventoried the stock. Our file does not indicate that Mr. Mather has been handling this property and we do not appear to have had any report from him. 20
989

You speak of the necessity of removing the stocks in store. At the moment not knowing the nature of these goods we can offer no comment in connection with same, but we are wondering if the business could not be sold as a going concern, the building rented to the buyer and the business continue in its present location. However, we are entirely hazy as to the whole proposition and we will await a report from either yourself or Mr. Mather.

Yours truly,

F. G. Shears,
Assistant Manager.

FGS/PMH

Shears

78 Georgia Street,
Steveston, B.C.
July 10th, 1942.

Mr. F. G. Shears,
Asst' Manager,
506 Royal Bank Building,
Vancouver, B.C.

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

RECEIVED
JUL 13 1942

Dear Sir:

Re. your file #10797, Mitsunobu Kuba.

I again reiterate that there was no arrangement between Mitsunobu Kuba and myself in regard to renting his premises. He however came out here a few days ago and rented it himself. After he had rented it he then asked me to look after the rental.

In reference to the stock in the building, this I understand is owned by his father, Kumetsuchi Kuba, who lived with his son. This stock has been taken by Mr. Mather and myself, and no doubt if you get in touch with him you will be put straight.

The new tenant has only rented the dwelling part of the building, and the store is still locked up. Your remarks in re. selling the business as a going concern, I doubt very much whether this could be done as it is mostly Japanese goods.

If you will get in touch with Mr. Mather, he will straighten this out for you, as I have not had any form "JP" in connection with this property.

Yours truly,

Thomas C. King

Thomas C. King.

10797

July 21, 1942

Thos. C. King Esq.,
78 Georgia Street,
Steveston, B. C.

Dear Sir:

Re: Mitsunobu KUBA

We are in receipt of yours of the 10th instant and note your remarks to the effect that no arrangements were made between Mr. Kuba and yourself for renting. However, our chief concern is that there should be an agent looking after properties which have been registered with us.

In view of the fact that Mr. Kuba has made his own rental arrangements and has asked you to look after same, we previously sent to you our form letter in connection with rental collections.

Will you kindly advise us the name of the tenant, the rental arrangements that have been made, the date of occupancy etc. and remit to us in the usual way each month.

Was this property rented furnished? If not will you please have the tenant confirm if the following has been left in their care :

Kitchen range and hot water tank.

1 Cupboard	2 dining tables
3 Beds & springs	1 bassinet
12 Chairs	1 Singer sewing machine
1 Bookcase	1 Couch
3 Bureaus	1 Vacuum cleaner
1 Heating stove	1 Set Festival dolls (girls)
Linoleum for 4 rooms	1 " " " (boys)
Books - Harvard Classic, Nelson's Encyclopedea etc.	

With regard to the stock which is in the store adjoining this dwelling, we will make enquiries from Mr.

Whether as you suggest.

Yours truly,

F. G. Shears,
Assistant Manager.

FOS/PNH

V
10797

July 21, 1942

J. D. Mather Esq.,
315 Metropolitan Building,
Vancouver, B. C.

Dear Sir:

Re: Mitsunobu KUBA

We have been in touch with Mr. King regarding the rental dwelling house part of 703 #1 Road, Steveston.

He informs us that the store connected with this building is still locked up and that the contents belong to the father of the above, Mr. Kumetsuchi Kuba. We do not appear to have any registration in the name of this man. Will you kindly give us any information which you have in connection therewith.

If there has not been any previous correspondence in regard to this matter under any other file number, will you please refer to our file No. 10797 when replying to this letter.

Yours truly,

F. G. Shears,
Assistant Manager.

FGS/PMH

78 Georgia Street,
Steveston, B.C.
Aug. 2nd, 1942.

Mr. E. G. Shears,
Assistant Manager,
506 Royal Bank Building,
Vancouver, B.C.



Dear Sir:

Re: Mitsunobu KUBA, Your file 10797.

I am awaiting further instructions in regard to the above and the tenant which was allowed in without the knowledge of myself. There seems to be rather a misunderstanding about this whole matter, as I was instructed by Mr. Mather to tell him to get out, and which when he last came to Steveston, he gave similar orders. In your letter it appears to me that it is perfectly alright to let him remain, and if this is the case I would like to know at once so that I can make the necessary arrangements for rental collections. I might mention the fact that if this man is allowed to remain, there will be no possibility of renting the store, as it is so connected with the living rooms, as to make it hard to rent same. The present tenant of the rooms has to use a back entrance. I am also given to understand that M. Kuba did not wish to rent this place but the key was given to a Mrs. Leslie here by Kuba's father, she Mrs. Leslie giving the key to the new tenant Norman Windsor.

Please let me know at your earliest convenience as to what I shall do in the matter.

Yours very truly,

Thomas C. King

*Have no place to put
Windsor if he is ejected*

Milson

335 Powell St.,
Vancouver, B.C.
Aug. 11, 1942.

Mr. Norman Windsor,
Steveston, B.C.

Dear Sir:

Since registering my property with the Custodian
their approval must be obtained before renting the house.

As the policy of the Custodian is to open up the
Stores as much as possible, they do not approve the renting of the
back of the store, so I am very sorry to say but must ask you to
find another place and vacate my house at your earliest convenience.

Yours very truly,

M. Kuba

File No. 10797.

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

RECEIVED
AUG 14 1942

Received
Sept. 8th

OFFICE OF THE CUSTODIAN
JAPANESE SECTION

RECEIVED

SEP 10 247, 1942

Dear Mr. King:

We all came to Kaslo on Monday and temporarily staying in other people's houses as there is no place for us at present.

On the morning of the day we left Vancouver Mr. Furukawa's letter came requesting me to go to Stevenson and get his tools left at Morishita's house. I phoned your home at noon but you were not there so I left without making any arrangement.

Mr. Furukawa has among other things two boxes of carpenter tools, one large and other small, at Mrs. Morishita's house on ~~at~~ Moncton Street. As these tools are required up here I wonder if you could arrange to ship them up here. I guarantee to pay all expenses incurred as soon as you notify me.

In regard to my house, Mr. Milson requested me to write a letter to Windsor to vacate my house as early as possible. After writing the letter I do not know what has happened to the house. As most of the

furniture they are using belong to us
will you kindly see that they are left
there when the Windsor's vacate.

If we can get a house here we may
have our stove sent up here and would
like to know what you think is the best
place to have it shipped.

I am very sorry to ask you these
things but as you are the ~~only~~ only one
that I can turn to I wish you will kindly
attend to these matters.

Please extend my best regards to
Mrs. King.

Yours sincerely
M. Kuba

Box 471

Keslo, B.C.

Thomas C. King
REAL ESTATE AND INSURANCE
COMMISSIONER
FOR TAKING AFFIDAVITS

OFFICE OF THE CUSTODIAN
JAPANESE SECTION
RECEIVED
SEP 8 1942

Milson
PHONE STEVESTON 138
78 GEORGIA STREET

Steveston, B.C.

Sept. 5th, 1942.

Mr. F. G. Shears,
Assistant Manager,
506 Royal Bank Building,
Vancouver, B.C.

Dear Sir:

Re: Mitsunobu KUBA, file #10797 - *sent to Milson*

Replying to your letter of the 28th of August. Mr. Norman Windsor is still living in Kubas house at the rear of the store at 703 #1 Road, Steveston. He however is trying to make arrangements to rent a house belonging to ~~Kikar~~ Makitaro OGA, file #5550, of which I wrote you recently, which is unfinished on the outside. He promised me that he would try and get figures for finishing this house, preferably Stucco, and as soon as he lets me know the approximate cost I will immediately notify you and await your approval. *JSB*

The prospects at the present time for renting stores in Steveston are very poor. The main excuse is that they cannot get stock from the wholesalers to open. Kubas store is included in the same category.

Yours truly,

Thomas C. King

10797

September 11th, 1942

Mr. T. C. King,
78 Georgia St.,
Steveston, B. C.

Dear Sir:-

Re: KUBA, Mitsunobu

Thank you for your letter of September 8th and enclosure. With regard to the question of shipping effects to Japanese, we are sending you herewith copy of circular which has gone to all our agents from which you will see that except in special cases, no shipments will be made for the time being.

We see from your letter of September 5th that you have in hand the matter of Mr. Windsor vacating the house of this Japanese and we are so advising him.

Yours truly,

H. F. Green
Protection Department

Enc.
HFG:IF

10797

September 11th, 1942

Mr. Mitsunobu Kuba,
Registration No. 04516,
Box 471,
Kaslo, B. C.

Dear Sir:-

Mr. King has sent us your letter of August 27th from which we note that before you left Vancouver a friend requested you to bring some of his tools. You had not time to get these and requested Mr. King to send them to you. Later you will also require to have your stove shipped.

We have had so many piece-meal requests from Japanese for the on-shipment of their belongings that we are not making any further shipments until evacuation is completed. We shall then be able to get things together and ship in large quantities. For the time being, therefore, we are unable to send on the things required.

Turning to the question of your house rented by Mr. Windsor, Mr. King is trying to arrange for him to find other premises. You can be sure that when he moves, Mr. King will see that your furniture is cared for.

Yours truly,

H. F. Green
Protection Department

HPG:IF

*In addition to the request by
new tenant*

Also also staff at Tamiaki's house

Thomas C. King
REAL ESTATE AND INSURANCE
COMMISSIONER
FOR TAKING AFFIDAVITS

OFFICE OF THE CUSTODIAN
JAPANESE SECTION
RECEIVED
OCT 21 1942

Milson
out to Nelson
78 GEORGIA STREET

Stevenson, B.C.

October 17th, 1942.

Mr. G. D. Milson,
506 Royal Bank building,
Vancouver, B.C.

Dear Sir:

Re: Mitsunobu KUBA. File #10797.

This man has been under instructions to vacate this property since July 16th, (please look up my letter of this date to Mr. Alexander) also a letter to Mr. Shears on August 2nd, also my letter of Sept. 5th to Mr. Shears, and in addition to these letters I received a copy of a notice to Windsor to vacate from Mr. Kuba and dated August 11th. I have not collected any rents for this property owing to the fact that he was under instructions to vacate, and Mr. Mather told me that under the circumstances I had better not collect any rentals from this man. I understand however that he paid Kuba for one month.

If this rent is to be collected, I would ask that you send him a letter direct from the Custodians office, registered if possible, instructing him to pay this rent to me immediately. I am given to understand that this man is to be called up for the Army about October 27th, 1942.

Yours very truly,

Thomas C. King

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

PHONE PACIFIC 8131

PLEASE REFER TO

FILE NO. 989

10797

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

January 29, 1943

Mr. C. C. Robinson,
Steveston, B. C.

Dear Sir:

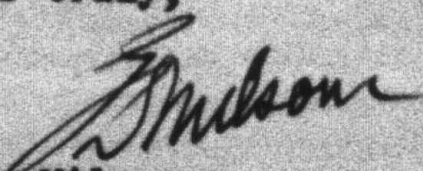
Re: KUBA, Kumetsuchi

MITSU NOBU

K. Kuba's stock has been sold to J. W. Anderson. Mr. Anderson has paid us and we have agreed to allow him to have free rent of the store for one month in order to dispose of these goods. The sale covers the stock only and does not apply to the store fixtures or household furniture.

Any assistance you can give Mr. Anderson in disposing of these goods will be appreciated.

Yours truly,


G. D. Milson
Administration Department

GDM/GH

MEMORANDUM

File # 989

P.O. box 635,
Steveston, B.C.,
24th February 1943.

To: Mr. S.M. Gibson

From: C.C. Robinson

Re: KUBA, Kumetsuchi

Replying to your memorandum of the 15th inst., the personal effects apart from an old bureau and an empty tool chest, consist of: 1 kitchen range, 1 hot water tank and 1 complete bed. In addition there are the store fixtures and the value of the lot should not amount to more than \$500.

As we cannot contact Mr. King we can not give you the insurance rate. It should be the same as other policies covering goods of a like nature.

If you wish Mr. King to place the insurance please advise.

HJS.

File in
989 and 19727

March 1, 1943.

Mr. Kumetsuchi KUBA,
Registration Number 04111,
Kaslo, B. C.

Dear Sir:

Re: Fire Insurance.

I have checked up with our representative, Mr. Robinson at Steveston in connection with chattels belonging to you and still stored at 703 No. 1 Road, Steveston. He advises me that you have certain personal effects and household furniture as well as some store fixtures still stored on these premises, and that in his estimation, the total value would be in the region of \$500.00.

As far as I know there is no fire insurance in force covering these chattels. If you wish fire insurance placed, would you kindly request us to do so, and also indicate whether you consider \$500.00 to be in line with the insurable value of those chattels.

The premium can be paid from this office and charged to your account.

Yours truly,

S. M. Gibson,
Insurance Department.

SAC:MAD

P.O. Box 512.

Kaslo, B.C.

Mar. 2, 1943

Mr. S. D. Wilson,
Administration Dept.,
Office of the Custodian,
Vancouver, B.C.

EVACUATION SECTION	
Date	MAR 6 1943
File No.	107970989
Referred	Green

Dear Sir: - File No. 10797 + 989

10797 out to Russell

I believe you have received my telegram refusing the offer made to my property.

Eventually, I think, my property will be disposed of but I would like to retain most of the household goods that are still in my house and would like, if possible, to have them moved to the storage you have in Stevenson.

Such things as kitchen range, cooking utensils and few other things I would like them sent up here, so will you kindly let me know if I can get them if I pay all the cost.

Yours truly
M. Zuba

(Reg No 04516)

27

Files #10797
#989

MEMORANDUM

March 10, 1943.

TO: Mr. R. B. Mackenzie.

FROM: Mr. H. F. Green.

Re: KUBA, Mitsunobu, #04516
KUBA, Kumetsuchi, #04111

I notice from Mr. Sterling's memo of March 3rd on file #10797, that a new tenant has taken over the store and living quarters of the above Japanese. I think his signature should be obtained for the store fixtures and a memo put on the file covering the other effects. As far as I can see from your memo of January 20th, the other things are locked up in one room.

Please also look after the washing machine and desk declared as left at Hideo Tamaki's house, 2nd Avenue, Steveston.

HFG/MFP

MEMORANDUM.

Files: 989, 10797.

TO: Mr. Wilson.

March 29, 1943.

FROM: Mr. Gibson.

Re: Kumetsuchi KUBA.

In reply to your memorandum of March 14th, I wish to advise that there is no insurance in force covering on stock, furniture, or fixtures belonging to the above named and located at 703 No. 1 Road, Steveston.

The building including landlord's permanent fittings and fixtures is covered to the extent of \$1500.00 under London & Lancashire Policy #3401071 and administered under the son's file, Mitsunobu KUBA, No. 10797.

SMG:MAD

BRITISH COLUMBIA SECURITY COMMISSION

CUSTODIAN RELEASE FORM

EVACUATION SECTION	
Rec'd	APR 30 1943
File No.	_____
Ans.	_____
Referred	_____

Address: Kaslo, B. C.

Date: April 27th, 1943.

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

I, Mitsumobu KUBA, Police Registration No. 04516

hereby request you to release to me the under-noted property stored at 703 No. 1 Road, Steveston, B. C.

in possession of

and I release you from any claim whatsoever with respect to such property.

Description of Property:

- ☒ Kitchen Stove and lining for fire box → shipped 14/6/43
- Cooking Utensils - in carton box in the room upstairs
- Victor Record Player - in store
- Bamboo Basket - in store
- ☒ Westinghouse Electric Washer - At Hideo Tanaki's house at 600 block 2nd Avenue, Steveston. shipped 14/6/43
House leased by Mr. Harry Gilmore of Steveston, B. C.

see Robinson's letter under date 14/6/43

Original Address: 703 No. 1 Road, Steveston, B. C.

Date Evacuated to Vancouver: June 12, 1942.

Date Evacuated to Present Address: August 22, 1942.

Number in Family - 12 years and over Four, including parents.

Number in Family - 5 to 11 years old One.

Number in Family - under 5 Two.

Total Number in Family Seven.

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

APPROVED:
BRITISH COLUMBIA SECURITY COMMISSION

Per J. P. Langford

[Signature]
Claimant Signs Here

MEMORANDUM

File #10797

May 20, 1943.

TO: Mr. P. H. Russell
FROM: Mr. C. C. Robinson.

Re: KUBA, Mitsunobu

The tenant Goshko is two months in arrears less a plumbing bill of \$5.50 at the present date. He bought the stock in trade of this store and business has been very dull but with the opening of the fishing season he expects to do better and will bring his rent up-to-date. We have the matter in hand.

"C.C.R."

Steveston, B. C.

3 June 1943.

File #10797

TO: Mr. Reed

FROM: Mr. C. C. Robinson.

KUBA Mitsunobu.

Attached herewith is an account from N. Marshall for \$3.95. Will you kindly have voucher put thro to me covering same. The Kuba store at 703 No. 1 Road here has been under rent by us and the building had a cook stove sawdust burner left behind by Kuba which the tenant was using. Recently Kuba ordered thro the B. C. Security Commission to have this stove shipped to him at Naslo, B. C.

This required the tenant to get another stove and have the old one disconnected and the new one installed. Hence the enclosed bill. This should be charged to Kuba.

"C.C.R."

ENCL See May 3/43

14-6-43

File #10797

Re: Mitsunobu KUBA

Extract from a letter from C. C. Robinson to the B. C.
Security Commission dated June 14th, 1943.

"The following was shipped today to Kaslo:

One kitchen stove

One Westinghouse electric washer

Could not locate cooking utensils, Victor record player
or bamboo basket."

RA Macdonald

EVACUATION SECTION

Recd JUL 14 1943

File No. 10797

Kaslo, B.C.

July 12, 1943

The Office of the District
Japanese Evacuation Section,
Vancouver, B.C.

Dear Sir,

I beg to notify that although I
have received my stove and electric
works in good condition I have not
received other articles which I have
requested to be sent out at the same
time.

Yours very truly
Mitsunobu Tsuba
Reg No 04516

Stevenson BB

File 10797

6 Dec 1943

EVACUATION SECTION	
Rec'd	DEC 7 1943
File No.	10797
Ans.	
Refer	Peter

To Geo Peters

From BB Robinson M. K. B. A.

I enclose account for \$50.30 from W. J. McDaniel
for work covering septic tank and plumbing.
As this work has been completed will you
kindly put this account through for payment

BBR

BRITISH COLUMBIA SECURITY COMMISSION.

G-165-A

CUSTODIAN RELEASE FORM

Address Kaslo, B. C.

Date March 21/44

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

I, Mitsunobu KURA, Police Registration No. 04516
hereby request you to release to me the under-noted property
stored at 2nd Ave., Steveston, B. C.
in possession of house lease by Harry Gilmore, Steveston, B. C.
and I release you from any claim whatsoever with respect to
such property.

Description of Property:

- in one box. {
1. Tea set and silverware.
2. All chinaware
3. Red lacquer ware
in second box {
4. Pyrex custard cups, and casserole
5. 2 Japanese dolls in glass cases.
6. Pictures.

Original Address No. 1 Road Steveston, B. C.

Date Evacuated to Vancouver

Date Evacuated to Present Address Aug. 24/42

Number in Family - 12 years and over 2

Number in Family - 5 to 11 years old 2

Number in Family - under 5 1

TOTAL NUMBER IN FAMILY 5

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

APPROVED
BRITISH COLUMBIA SECURITY COMMISSION
Per [Signature]

[Signature]
Claimant Signs Here

10797

April 27, 1944.

Mr. Mitsunobu KUBA,
Registration No. 04516,
P. O. Box 512,
Kaslo, B. C.

Dear Sir:

Your letter of April 22, addressed to Mr. C. C. Robinson,
has been handed to us for a reply.

Our Steveston representative examined this store and living
quarters and he reports that there are a good many boxes of
books etc. upstairs, and some furniture and store fixtures, which
are in addition of course to those being used by the tenant. It
will be quite in order for you to make an application for the
goods you require.

Yours truly,

R. B. Mackenzie

Protection Department.

RBH/pls

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

PHONE PACIFIC 6131
PLEASE REFER TO
FILE NO. 10797

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

June 20th, 1944.

Mr. G. M. Harris,
P. O. Box 365,
Steveston, B. C.

Dear Sir: Re: Catalogue No. 810
 703 - No. 1 Road,
 Steveston, B. C.

The tenant at the above premises, Mr.
T. D. Goshko, put in an offer for this property, but
same is unacceptable. In writing us on this matter
he requests that you have the roof fixed so that it
does not leak; also, the water drained from between
the buildings.

You might please advise us if you consider
this work necessary, and also what the approximate
cost would be.

Thanking you,

Yours truly,

P. Douet,
Administration Department.

*Met -
Ref -
PD/ER*

10797

August 7th, 1944.

Mr. G. M. Harris,
P. O. Box 635,
Steveston, B. C.

Dear Sir:

Re: 703 - No. 1 Road,
Steveston, B. C.

Referring to our conversation of Saturday morning, this is to confirm that we have agreed to the badly needed repairs of the roof of these premises, and which we understand will cost about \$60.00. When sending in Mr. McDiarmid's account for this work, we shall be glad if you will see that the work has been carried out to your satisfaction.

Yours truly,

P. Douet,
Administration Department.

PD/ER

MEMORANDUM

File No. 10797

March 5th, 1945.

TO: Mr. G. M. Harris

FROM: Mr. R. B. Mackenzie

RE: Mr. Mitsunobu KUBA

Please refer to chattels list No. 66 of December 11th, 1944.

The above has written for all the books that were in his house at 703 No. 1 Road. If the seven cartons of books which appear on the list as item 9 are easy to get at, it will be quite in order to ship them.

Please let me know so that I can answer his letter.

RBM:LHM

7 cartons books shipped 15/4/45

10797

March 16th, 1945.

Mr. Mitsunobu KUBA,
Registration No. 04516,
KASLO, B.C.

Dear Sir:

In reply to your letter of February 28th,
we are glad to inform you that shipment has been made
to you of all the boxes which were found in your house
at 703 No. 1 Road. There were seven cartons, two tied
as one, making six pieces in all. Expenses in connection
with the shipment will be charged to your account.

Yours truly,

R. D. Mackenzie
Protection Department

RBM:LBM

Kaslo, B.C.

Apr. 10, 1945

SECTION	
APR 11 1945	
File No.	10797
Ans.	2-4-45
Referred	McKee

The Custodian,

Vancouver, B.C.

Dear Sir,

Re File No 10797

I have received six cartons of books you have sent me from my house in Steveston. They were books and children's magazines which I would not have cared to be sent.

I wanted to get the English books such as Encyclopaedia, Harvard Classics etc. which I left in one of the rooms in upstairs. I suppose you have already disposed of them.

This is just to let you know that I have not received anything I have asked through the Commission.

Yours Truly

Wm. Zarka

Reg No. 09516

10897

April 30th, 1945.

Mr. Mitsunobu KUBA,
Registration No. 04516,
KASLO, B.C.

Dear Sir:

Thank you for your letter of April 10th
advising us that you received a shipment of books for-
warded to you on March 19th.

We regret the English books such as the
Encyclopedia and the Harvard Classics, were not among
them. We have not sold these sets and the cartons shipped
to you contained all the books we moved from your former
house at No. 703 No. 1 Road.

We will have a careful search made of this
house and if we can locate the missing books, we will
advise you.

Yours truly,

R. B. Mackenzie
Protection Department

REM:LBM

MEMORANDUM RE SALE OF CHATTELS

(Apart from Auction Sales)

FILE NO: 10797

NAME: Mitsunobu KUBA

DATE ADVERTISED:
(or other information)

APPRAISER'S NAME: Thompson & Co.

VALUATION: \$7.50

PURCHASE PRICE: \$7.50

COMMITTEE'S APPROVAL: June 15, 1945.

PURCHASER'S FULL NAME: Timothy Demetrius Goshko

ADDRESS: Steveston, B.C.

OCCUPATION: Boeing Employee.

BILL OF SALE REQUIRED:

(state if purchase
price already paid or
arrangements made)

YES

NO

Paid in full

ENCUMBRANCES, IF ANY: Nil.

LIST OF CHATTELS SOLD: 1 Heater
1 Cupboard

\$4.00

3.50

\$7.50

Charlatti

THOMPSON & COMPANY

AUCTIONEERS AND APPRAISERS

ESTABLISHED 20 YEARS

410 \$1259.53

ROYAL TRUST BUILDING.

626 PENDER STREET WEST.

VANCOUVER, B.C.

EVACUATION SECTION	
Rec'd.	JAN 11 1945
File No.	10797
Ans.	12-1-45 <i>hjm</i>
Referred	<i>David</i>

your file

January 8th. 1945

Department of the Secretary of State.
Office of the Custodian.
Vancouver, B.C.

File #10797.

Attention Mr. Peters.

Dear Sir:

RE KURA MITSUMOBU. 703 #1-ROAD, STEVESTON. B.C.

As per request of your Mr. Harris, we inspected the following items on the above premises and the sum of \$11.50 is a fair and just valuation for same:-

1- Heater	<i>Appraised, but not sold.</i>	\$4.00
1- Heater	<i>Taken to Auction.</i>	4.00
1- Cupboard		3.50
		<u>\$11.50</u>

Sold to Timothy Demetrius GOSKID: 7.50
Appraisal Fee: \$1.00
\$6.50

Yours truly,

THOMPSON & COMPANY.

W. C. Thompson

M.B./W.T.

*Approved by Rural Advisory Committee.
June 15, 1945*

10797

October 19th, 1945.

Department of Labour,
Japanese Division,
360 Homer St.,
Vancouver, B.C.

Re: Mitsunobu KUBA, Reg. No. 04516

Dear Sirs:

This is to advise that we have received a cheque in the sum of \$200.00 in favour of the above from the Sun Life Assurance Co. of Canada, being the first endowment instalment on Mr. Kuba's policy with that company. Would you please advise us if it is agreeable with you to have this cheque sent to him.

Mr. Kuba in a letter of recent date asks us to pay his insurance premium in the sum of \$51.64. We have sufficient funds on hand to cover this amount and would ask if our payment of this meets with your approval.

Yours truly,

R. B. Mackenzie
Protection Department

REB:LIN

*Mr. Scobie
Dept. of Labour*

MEMORANDUM

File Nos. 989
10797

November 1st, 1945.

TO: Miss Charlotte Girard

FROM: Mr. A. B. Mackenzie

RE: Kumetsuchi KUBA
Mitsumobu KUBA

Will you please transfer from Mitsumobu KUBA, File 10797,
to Kumetsuchi KUBA, File 989, the following items sold at Steveston
Auction No. 27 on January 19th, 1945.

1 Spool cabinet	3.50
1 Small show case	.50
Show case	1.75
Show case	1.50
Large show case	1.00
Large show case	1.00
Large show case	2.50
Large show case	1.25
Heater with sawdust burner	5.00
	<u>18.00</u>

RBM:LEW

Transferred 7/11/45.

C.G.

RBM

10777

October 9, 1946.

REGISTERED MAIL

Mr. Mitsunobu KUBA,
Registration No. 04516,
c/o H. L. Craise,
R. R. No. 3,
St. Catharines, Ontario.

Dear Sir:

As requested in your letter of September 30th, we are enclosing herewith Custodian's cheque in the amount of \$1,243.11. This cheque represents the entire balance of your account with the Custodian.

The chattels removed from 703 No. 1 Road, Steveston, B. C., belonging to your father, Kumetsuchi Kuba, are being dealt with on his file.

Kindly acknowledge receipt of the enclosed cheque.

Yours truly,

George Peters,
Office of the Custodian.

GP/ML

Enc. - Cheque for \$1,243.11

WITNESSES

File No. 10797
Reg. No. 04516

<u>Date</u>	<u>Particulars</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
1942 December 15	Rents collected		\$ 12.00	
1943 February 22	Insurance premium Land Registry Office - Certificate of Encumbrance	42.90 1.00		
April 20	Water rates	12.80		
September 23	Water rates	14.00		
October 6	Taxes	19.78		
December 10	Septic Tank, plumbing Rents collected	96.95		217.00
1944 February 7	Insurance premium Glass in front store window Proceeds Auction Sale	42.90 10.50		35.35
March 20	Water rates	14.00		
June 5	Repairs	6.50		
September 15	New roof Taxes Water rates Repairs Insurance premium	60.00 24.80 14.00 8.74 5.00		
October 1	Rents collected		210.00	
October 23	Balance rents to date, net		12.87	
1945 January 25	Credit re Sale of Property		1,192.24	
March 12	Sale of store cabinet		6.50	
March 19	Proceeds Auction Sale Proceeds Auction Sale		19.60 11.01	

File No. 10797

- 2 -

<u>Date</u>	<u>Particulars</u>	<u>Debit</u>	<u>Credit</u>	<u>Balance</u>
1945	April 7	\$ 3.96	0	
	Shipping charges			
	July 26		.52	
	Proceeds Auction Sale			
November 22	Sun Life Assurance Co. Sun Life Assurance Co.	44.51 51.64		
		\$ 473.98	\$ 1,717.09	

CS \$ 1,243.11