

11528

REAL ESTATE

BUREAU POWELL STREET

FILE NO. 11628

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: FUKUNAGA, Sukeo.

HOME ADDRESS: 726 E. Cordova St., Vancouver, B. C.

REGISTRATION NUMBER 06708 SEX: Male AGE: 40.

OCCUPATION: Millhand.

(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: Powell Lumber & Fuel Co., 1335 Powell St., Vancouver, B.C.

MARRIED? Yes.

NAME OF WIFE OR HUSBAND: Kio. *File 12485 No claim on file*ADDRESS OF WIFE OR HUSBAND: Same. *29-3-44*

NAMES OF ANY LIVING CHILDREN: Hisao (M), Sumiko (F), Tautoni (M).

ADDRESS OF CHILDREN: Same.

AGE OF CHILDREN: 12, 9, 5.

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

1. LOCATION AND DESCRIPTION: 726 E. Cordova St., Vancouver, B. C. :-

R In the City of Vancouver. Lot 6, Block 60, D.L. 181.

This property is in the Joint ownership of Declarant & Brother-

~~XXXXXXXXXXXX~~

FUKUNAGA, Shunji.

2. BUILDINGS AND OTHER IMPROVEMENTS: One wooden frame, two storeyed, *File 11691*
six roomed dwelling house. One wood-shed.

3. INSURANCE (Give particulars; state where policies are) \$1,250.00 Scottish Union & National Ins., Co., Vancouver, B.C. - (Sutherland Ins., Agency.) Pol. #F679206, in owner's possession. On house & Contents.

4. TAXES (Amount and where payable) \$42.44 City of Vancouver. 1941 paid.

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

6. OCCUPANCY AND LEASES (If vacant so state) When Declarant's wife leaves this property she will place it in the hands of an Agent, and will advise the Custodian of same.

7. STATE WHEREABOUTS OF TITLE DOCUMENTS. Vancouver, B. C.
Title Deed is at Court House,
8. STATE IF ANY OTHER PERSON HAS ANY INTEREST. Declarant's Brother - Shunji
is joint owner.
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 in house at - 726 E. Cordova St., Vancouver, B. C. :-
\$50.00 worth of linoleum carpet.
This will be rented with the house.

\$100.00 worth of logging tools, will be left in the attic

of above address. 5 beds & springs & mattresses; 2 tables; 6 chairs;
2 boxes of chinaware (these are left in wood-shed).
Key is left with wife, who will not leave for two months.
She will let Custodian know where the key will be left.
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: \$350.00 Scottish Union & National Ins Co., Pol. #F679206. This amount is included in full sum of \$1,250.00 mentioned on first page. For Furniture only.

5. MORTGAGES, LIENS AND OTHER CLAIMS ON PROPERTY IN POSSESSION OF OTHERS: None.

6. MONEYS OWING TO YOU (State if any of these debts assigned and if so, to whom) None.

7. BONDS, DEBENTURES, SHARES, STOCKS OR OTHER SECURITIES (State whereabouts) None. In the name of Son - Tautomu, \$40.00 War Savings Certificates, 1941 & 1942, in Declarant's possession.

8. BANK ACCOUNTS: None.

9. LIFE INSURANCE: \$1,000.00 Crown Life Ins. Co., Van., B.C. joint policy with Wife, Kio. Pol. #147386, in owner's possession. Prem. \$55.58. 20yr. endowment. Beneficiary - Survivor. In the name of Son-Tautomu, \$1,000.00 Crown Life Ins. Co. Van. B.C. Pol. #216670, in Declarant's possession. Prem. \$45.41. Beneficiary - Father-Sukeo. 20 yr. endowment.

10. INTEREST IN ANY ESTATES OR TRUSTS: None.

11. SAFETY DEPOSIT BOX: None.

LIABILITIES:

1. PERSONAL DEBTS: ~~\$50.00 for clothing and shoes~~
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 20th day of July, 1942.

(Signature)

Lukeo Tautunaga

D. M. Clape.

Witness

FOR DEPARTMENTAL USE

INFORMATION FROM R.C.M.P.

DATE Aug. 21/43

Our File No. 11528

Full Name FUKUNAGA, Sukeo
(Surname in Block Letters)

Registration No. 06708

^V
Male - Female
(Check)

Age Feb. 20, 1902

Former Address 726 East Cordova St., Vancouver, B. C.

Date Evacuated March 31/42

Naturalized - Canadian-Born - National ^V
(Check)

Present Address RETURNED TO JAPAN
S. S. GENERAL MEIGSTashme, B. C.
2nd AUGUST, 1946

^V
Married - Single
(Check)

Name of Wife (MATOBA) Kio #02767

Name of Husband - -

Name of Mother FUKUNAGA, Soto
#02611

Name of Father Sukeichi (Deceased)

Names of Children under 16

Tsutomu May 5/1937; Sumiko - June 7/1934.

Hisao - May 23/31; Fusako - Aug. 3/42.

Requested by E.C.T.

Registered with Custodian Yes
(Yes or No)

Additional Information Millhand. Owner of house & land at above address.

711 Stock Exchange Bldg.,
475 Howe Street,
Vancouver, B. C.,

Nov. 19/46

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

TREASURY DEPT. CLAIM \$ *NIL*

Dear Sir:

Re: FUKUNAGA, Sukeo *11578* #06708

Please note that the above Japanese has been repatriated to Japan. The following is the status of his account with this Department, covering the repatriation transactions:

Money turned in - - - - - \$ 2161.62

Draft Issued- - - - - \$ 2161.62

It will be noted, therefore, that this party is not indebted to this Department in this connection. However, should any further monies come into your hands on this account it should be turned over to this office for transmission to the Japanese in question.

Yours truly,

[Signature]
T. G. COBURN,
Supervising Treasury Officer.

FOG/EJ.

11528/06708

NY 836

DOMINION OF CANADA
DEPARTMENT OF FINANCE

Issued at Washington, D.C.

Date July 20th, 1946

The Government of Canada acknowledges that the Government of Japan
has surrendered property situated in Canada as described herein and agrees to remit the yen equivalent of the net proceeds
of such property immediately, or upon liquidation if such action is required, to Japan under arrangements made with,
and approved by, the United States Government and the Military Authorities in Japan; Provided that from the proceeds
of such property there shall be retained such amounts as are required to repay advances made by the Government of Ca-
nada by way of Repatriation Grant.

NOT NEGOTIABLE ----- \$1,622.57 ✓

2073

R. L. Deane
for Comptroller of the Treasury

11548/06708

N^o 741

DOMINION OF CANADA
DEPARTMENT OF FINANCE

Issued at: Tokyo, E.C.

Date: June 27th, 1946

The Government of Canada acknowledges that PERCIVAL, Nelson
has owned property situated in Canada as described herein and agrees to remit the yen equivalent of the net proceeds
of such property immediately, or upon liquidation if such action is required, to Japan under arrangements made with,
and approved by, the United States Government and the Military Authorities in Japan; Provided that from the proceeds
of such property there shall be retained such amounts as are required to repay advances made by the Government of Ca-
nada by way of Registration Grant.

Cash - 1200.00
Outstanding Free Balance - 158.75
1341.25

[Signature]
for Comptroller of the Treasury

1070

REAL PROPERTY SUMMARY

JAPANESE NAMES: Shunji FUKUNAGA Reg. No. 05796 File No. 11691
Sukeo FUKUNAGA Reg. No. 06708 File No. 11528

CATALOGUE NO: 78

PROPERTY ADDRESS: 726 East Cordova Street, Vancouver, B.C.

LEGAL DESCRIPTION: Lot 6, Block 60, District Lot 181, Group 1, New Westminster District, Plan 196.

TITLE: Registered in the names of Shunji Fukunaga and Sukeo Fukunaga.

INCUMBRANCES: Registered: Vesting Order filed No. 35035 - Oct. 21, 1942.
Unregistered: No indication of any unregistered charges.

ASSESSED VALUES: Land \$500.00
Improvements 750.00 - \$1250.00 Taxes - \$45.94

CLASSIFICATION: This is a two storey six room dwelling 22'x30', situated on a 25' x 120' Lot to a 20' Lane, also a shed 12' x 25'.

The house is in fair condition, no furnace, bathroom and new toilet, foundations good. The shed is in poor condition. Valuator's valuation, "In my opinion a fair valuation is \$1100.00." "A. Rout Harvey - Sept. 20, 1943."

HISTORY OF ADMINISTRATION: Messrs. Ker & Ker Limited were appointed Rental agents for this property. Shunji Fukunaga had started negotiations to rent the premises to Alfred Andrews and they were carried into effect when they were rented on a monthly basis as from 10th September 1942 to Alfred Andrews, consideration \$20.00 per month, payable in advance.

Rents collected \$540.00 against which were the following charges:

Plumbing	\$ 36.80
Water Rates	39.20
Insurance	5.50
Commission	<u>31.00</u> - \$112.50

\$100.00 of the above rents belonged to the new Purchaser and were taken care of in the final adjustment.

SOLD: To: Annie Johnston for \$1100.00 as at July 29th, 1944.
Approval of Advisory Committee July 12th, 1944.

Funds released to the credit of Shunji Fukunaga and Sukeo Fukunaga's Joint Account December 6th, 1944, against which were the following charges: Real Estate Commission \$55.00, Valuation \$5.00, Advertising \$4.00, Registration Fees \$2.50 = \$66.50 leaving a net credit of \$1033.50 from said transaction.

transaction.

- Page 2 -

File Nos. 11691 & 11528

Adjustments as at July 25th, 1944 to the amount of \$5.30 Unexpired Fire Insurance Premiums, \$20.01 Purchaser's share of 1944 taxes, \$6.78 Purchaser's share of Water Rates & \$32.09 were placed to the credit of Shunji Fukunaga and Sukeo Fukunaga's Joint Account.

At the written request of Shunji Fukunaga, Reg. No. 05796 and Sukeo Fukunaga, Reg. No. 06708, the amount standing at credit of their Joint Account was divided as follows, and transferred to their individual accounts, on April 23rd, 1945.

\$600.00 to Shunji Fukunaga Reg. No. 05796

\$415.75 to Sukeo Fukunaga Reg. No. 06708

The following Fire Insurance Policy:

Northern Assurance Company Limited, Policy No.

4311569 - \$1,000.00 - covering on the two storey frame dwelling - 726 East Cordova Street, Vancouver, B.C.

was transferred to Annie Johnston September 13th, 1944.

OLD CERTIFICATE OF TITLE:

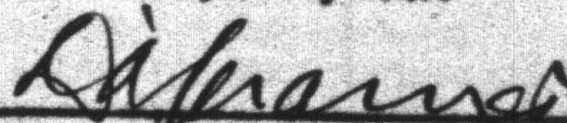
No. 40224-K

Was on deposit in the Land Registry Office, Vancouver, B.C.

Certificate of Title No. 109654-L in the name of Annie Johnston was handed to her on December 8th, 1944, and her receipt of even date acknowledging same is on file.

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

May 31st, 1947.



D. A. CRAMER.

DAC:is

11522/11691

Jan. 20th, 1945.

Mr. Sukeo FUKURAGA,
Registration No. 06708,
Mr. Shunji FUKURAGA,
Registration No. 05796,
Tashme, B.C.

Dear Sirs

Re: Catalogue No. 78
726 East Cordova St.,
Vancouver, B.C.
6/60/181

Please be informed that the above property has been sold as of July 25th, 1944 for the sum of \$1,100.00. An independent appraisal of this property has been obtained and the sale approved by the Advisory Committee.

Rents, less expenses, up to the mentioned date, have been credited to your joint account and adjustments of unearned taxes and any insurance premiums have also been credited to you.

The net result of this sale appears on an attached statement, and the proceeds have been credited to your joint account. We are also enclosing a general statement of your account up to date which includes the net figure to which reference has already been made.

Yours truly,

George Peters
Administration Department

GP:PR
Enc. (2)
c.c. B.C. Security Commission

STATEMENT RE SALE OF:

Catalogue No: 78

Street Address: 726 East Cordova

Legal Description: 6/60/181

Name: FUKUNAGA, Sukeo
FUKUNAGA, Shunji

File No: 11528 - 11691

Reg. Nos. 06708 - 09796

Date of Sale and Adjustments July 25th, 1944.

Sale Price

\$ 1,100.00

Real Estate Agent's Commission

\$ 55.00

Charge for Valuation

5.00

Charge for Advertising

4.00

Land Registry Office Transmission Fee

2.50

~~Encumbrances:~~~~Unpaid Vendor~~~~Mortgages~~~~Arrears of taxes~~~~Other charges~~

Adjustments:

Fire Insurance

5.30

Taxes

20.01

Water

6.78

66.50

1132.09

Net Proceeds credited to your account

1065.59

January 20th, 1945.

Date:.....

George Peters.

Compiled by:.....

COPY

COPY

326 3rd Avenue,
Tashme, Hope, B. C.
June 22, 1943.

Mr. J. M. Anderson,
Rental Manager,
Ker and Ker Ltd.,
475 Howe Street,
Vancouver, B. C.

Dear Sir:

Through the Saturday, June 19th edition of the Vancouver Daily Province, I learned that the real property of the evacuated Japanese are to be sold by tender by the Custodian. The advertisement did not specify the exact locations or establishments which are to be sold under the conditions described.

Therefore, I was wondering if my property, Lot 6, Blk. 60, D.L. 181, registered under Shunji and Sukeo Fukunaga, 726 East Cordova Street, Vancouver, B. C. is also to be sold. I do not want to sell, but, if it is impossible to withhold the sale, when is it going to take place? Also how much is the property assessed at? In case of sale, how would the money be refunded?

\$500
\$750

May I expect a reply by return mail?

Very truly yours,

S. Fukunaga.

EVACUATION SECTION	
JUN 26 1943	
Rec'd	
File No.	

ESTABLISHED 1887

Pemberton Realty Corporation Limited

TELEPHONE PACIFIC 8241

418 HOWE STREET
VANCOUVER, CANADA
September 15th, 1943.

EVACUATION SECTION	
Rec'd	SEP 16 1943
File No.	
Ans.	SEP 17 ANSD (R)
Referred	Harrop

Department of the Secretary of State,
Office of the Custodian,
506 Royal Bank Building,
VANCOUVER, British Columbia.

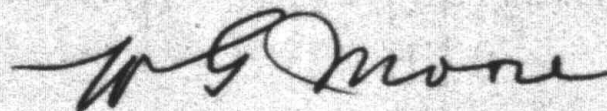
Dear Sir:

We have today received an offer from Joe Potkonyak,
naturalized Serbian, laborer, 947 Keefer Street, for 626 Cor-
dova Street, Catalogue #78, at a price of \$1,020.00.

Kindly advise us.

Yours truly,

PEMBERTON REALTY CORPORATION LIMITED.



W. G. Moore.

WGM-JM

11328/11691

17th September, 1943.

The Pemberton Realty Corporation Limited,
415 Howe Street,
Vancouver, B.C.

Dear Sirs:

Re: Catalogue No. 78
726 E. Cordova St.

We are in receipt of your letter of the 15th instant in which you submit an offer, on behalf of Joe Potlonyak, to purchase the above property for the sum of \$1,020.00.

As we did not receive any tenders on this particular property, we are prepared to give consideration to any offer which we may now receive, based upon an independent valuation.

At the moment this property has not been appraised, but we will endeavour to have this done as soon as possible and then advise you in regard to the offer to which you refer.

Yours truly,

P. G. Shears,
Director.

PHE

11328/11621

24th September, 1943.

Boy's Radio,
605 East Hastings Street,
Vancouver, B.C.

Dear Sirs:

Re: Catalogue No. 78
726 E. Cordova St.

We are in receipt of your letter of the 16th instant in which you state you are interested in purchasing the above property.

This property has been independently appraised and the Custodian will not be interested in any sum less than \$1,100.00.

If you should wish to submit an offer, subject to prior sale and other bids which may be received, we will be pleased to consider same.

It will not be necessary to send any deposit until we advise you whether your bid will be recommended for acceptance.

Yours truly,

F. G. Shears,
Director.

FMH

24

TELEPHONE: PACIFIC 6553

ESTABLISHED 1906

VANCOUVER'S SELECT HOME SELLERS



P. C. GIBBENS & CO. LTD.

TRUSTEES, FINANCIAL AND ESTATE AGENTS
NOTARY PUBLIC

ADDRESS ALL COMMUNICATIONS TO THE FIRM

254 EAST HASTINGS STREET,

VANCOUVER, B. C.

June 12th. 1944.

Rec'd	JUN 12 1944
File No.	11527/11691
Ans.	SPW
Referred	HARROP

The Custodian,
675 West Hastings St.,
City.

Re: 726 Cordova Street East.
Catalogue No. 78.

Dear Sir:

On behalf of our client we submit
an offer of \$900.00 cash for the above
mentioned property. This is a gross price.

Trusting to hear from you and
thanking you, we are.,

Yours truly,

P. C. GIBBENS & COMPANY LTD.

PER:

W. C. Gibbens

DCG:DM

Established Over A Quarter Of A Century

11528/11691

Milston

June 12th, 1944

P.C. Gibbons & Co. Ltd.,
254 East Hastings Street,
Vancouver, B.C.

Dear Sirs:

Re: Catalogue No. 78
726 Cordova Street East

Your letter of June 12, written on behalf of your Client with offer to purchase the above property for the sum of \$900.00 has been received and considered.

We are not able to accept this tender and no acceptable tender has been received. We are now prepared to consider revised offers.

This property has been independently appraised and the Custodian will not be interested in any sum less than \$1100.00.

If you should wish to submit another offer, subject to prior sale and other bids which may be received, we will be pleased to consider same.

Yours truly,

P.C. Shears,
Director

FGS:la

ESTABLISHED 1887

Pemberton Realty Corporation Limited

TELEPHONE PACIFIC 8241

418 HOWE STREET
VANCOUVER, CANADA

June 30, 1944.

Rec'd	JUL 3 1944
File No.	11528 / 11691
Ans.	<i>11/24</i>
Sent	<i>Stamp</i>

Department of the Secretary of State,
Office of the Custodian,
506 Royal Bank Building,
VANCOUVER, B. C.

re Catalogue #78,
726 Cordova Street.

Dear Sirs:

We have to-day received an offer of \$1,000 on the above property.

Kindly advise us.

Yours truly,

PEMBERTON REALTY CORPORATION LIMITED

W. G. Moore

W. G. Moore.

WGM-JM

*as 11528
1100*

EVACUATION SECTION	
DATE	JUL 3 1944
FILE NO.	11527/11691
NAME	<i>W. H. HARRIS</i>
REPORTED	HARRIS

3227 East 48th Ave.,
Vancouver, B. C.

July 3rd, 1944

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

Dear Sirs:

Re: Catalogue No. 78

I herewith make a bid of \$800.00
for the property at 726 East Cordova Street.

Yours truly,

Angelo Palazzo
Angelo Palazzo

11528, 11691

July 7, 1944.

Mr. Angelo Palazzo,
3227 E. 48th Avenue,
Vancouver, B.C.

Dear Sir:

Re: Catalogue No. 73,
726 E. Cordova Street, Vancouver.

Your letter of July 3rd, 1944 submitting offer to purchase the above property for the sum of \$800.00 has been received and considered.

We are not able to accept this tender. No acceptable tender has been received on this property and we are now prepared to consider revised offers.

This property has been independently appraised and the Custodian will not be interested in any sum less than \$1100.00.

A similar letter to this is being sent to other persons who submitted tenders and if you desire to revise your offer, subject to prior sale and other bids which may be received, we will be pleased to consider same.

Yours truly,

F. G. Shears,
Director.

FGS:AS

11528 and 11691

July 7, 1944.

The Pemberton Realty Corporation Limited,
418 Howe Street,
Vancouver, B.C.

Dear Sirs:

Re: Catalogue No. 78,
726 E. Cordova Street, Vancouver.

Your letter of June 30th, 1944 submitting offer to purchase the above property for the sum of \$1000.00 has been received and considered.

We are not able to accept this tender. No acceptable tender has been received on this property and we are now prepared to consider revised offers.

This property has been independently appraised and the Custodian will not be interested in any sum less than \$1100.00.

A similar letter to this is being sent to other persons who submitted tenders and if you desire to revise your offer, subject to prior sale and other bids which may be received, we will be pleased to consider same.

Yours truly,

F. G. Shears,
Director.

FGS:AS

11538/11671

July 17th, 1944

The Pemberton Realty Corporation Limited,
415 Howe Street,
Vancouver, B.C.

Dear Sirs:

Re: Catalogue No. 78,
726 E. Cordova Street.

This will acknowledge receipt of your letter of July 10th in which you advise that your client is prepared to revise his former bid and now offers to purchase the above property for the sum of \$1,100.00.

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 \$1,100.00 the full amount of the purchase price on this property.

Kindly advise the full name, address and occupation in which this property is to be registered and also state whether or not the purchaser 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.

A statement of adjustments of taxes, etc. will then be prepared, including registration fees, and forwarded to you after which the documents will be submitted for registration.

The tenant will then be advised that the property has been sold, subject to the existing tenancy, and your client will then be in a position to assume control of this property.

Yours truly,

F.G. Shears,
Director

FGS:ln

GEORGE F. JACOBS
NOTARY PUBLIC

PHONE PACIFIC 6636

GEORGE F. JACOBS & Co.

REAL ESTATE, INSURANCE AND FINANCIAL BROKERS
LOANS, RENTALS AND COLLECTIONS

245 EAST HASTINGS ST.

Vancouver, B. C.,

July 19th

1944

Rec'd	JUL 19 1944
File No.	11538/11691
Ans.	Shutt
Referred	Hamer

Office of the Custodian,
506 Royal Bank Building,
VANCOUVER, British Columbia.

Dear Sirs: Re: Catalogue No. 78 - 726 East
Cordova Street - 6/60/181

We enclose herewith a certified cheque
for the sum of \$110.00, being 10% of the price bid
for the above described property. The name of the
purchaser is ANNE LOWNDES JACOBS, Wife of George F.
Jacobs, of 461 East King's Road, North Vancouver,
British Columbia - British subject.

Yours very truly,

GEORGE F. JACOBS,

George F. Jacobs

GFJ/MMS
Enc.

Catalogue No. 78
Files Nos. 11671 & 11526
726 East Cordova Street, Vancouver
6/60/181

December 4, 1944.

AMIE JONESTON
(purchaser)

In account with: The Custodian of Enemy Property

STATEMENT OF ADJUSTMENTS

(as at July 31, 1944)

	DEBIT	CREDIT
Purchase price	\$1,100.00	
Cheques received		\$1,100.00
<u>Amount of rent collected</u>		
July 25th to August 10th - 16/31 x \$19.00		9.81
August 11th to September 10th)		
September 11th to October 10th)		
October 11th to November 10th)		
November 11th to December 10th) 4 x \$19.00		76.00
Registration fees on deed - \$1,100.00	6.20	
Insurance premium - 76.35 x \$5.50	5.30	
Water paid to December 31, 1944 -		
199/184 x \$7.85	6.78	
Purchaser's proportion of 1944 taxes -		
199/365 x \$45.94	20.01	
Balance owing to purchaser	47.52	
	<u>\$1,185.81</u>	<u>\$1,185.81</u>

BALANCE OWING TO PURCHASER \$47.52

1128

[illegible]

FIRE INSURANCE COMPANY

Shunji FUKUNAGA Reg. No. 05796 File No. 11691
Sukeo FUKUNAGA Reg. No. 06708 File No. 11528

Both of the above named Japanese declared on their J.P. Forms signed respectively on August 12th, 1942 and July 20th, 1942, that they carried a Fire Insurance Policy No. F-679206 in Scottish Union and National Insurance Company.

The above numbered Policy for \$1250.00, covering the 2 storey dwelling at 726 East Cordova Street, Vancouver, B.C., expired June 15th, 1944, and was renewed by Northern Assurance Company Limited, Policy No. 4311869, \$1,000.00, expiring June 15th, 1947. This Policy was transferred to Annie Johnston September 13th, 1944.

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

May 30th, 1947.

D. A. CRAMER.

DAC:10

File No. 11528

-- SUMMARY --

January 31st, 1946.

-- LIABILITIES --

Shigeo FUKUNAGA,
Reg. No. 06708

No claims against or indebtedness of FUKUNAGA
are revealed on the file.

The above Summary is certified to be
in accordance with the information on file,
January 21st, 1946.

B.R. Dusenbury
B.R. Dusenbury,
Administration Department

11528
3/2/46

(Information supplied by Ins. Co.)

LIVE INSURANCE

Name Mr. & Mrs. Sukeo Fukunaga

File No. 11528
12485

Tachme B.C.

Reg. No. 06708

Company Crown Life

Agency Vancouver

Policy No. 147386-*C*

Premium - \$ 55.58

X

Payable: Annually, Semi-annually or monthly

Month November Day 8

REMARKS:

Beneficiary - Survivor?

34

Letter sent 5/10/43

11528 &
11691

August 17, 1942

Messrs. Ker & Ker Ltd.,
475 Howe Street,
Vancouver, B. C.

Dear Sirs:

Re: Sukeo FUKUNAGA
Shunji FUKUNAGA

We are in receipt of your report of August 11 for which we thank you. We note that the property at 726 East Cordova Street, which is in the joint names of Sukeo Fukunaga (File No. 11528) and Shunji Fukunaga (File No. 11691), is to be rented to a Mr. Alfred Andrews for the sum of \$20.00 per month, and that when the lease is drawn up, you will see that a proper inventory of the household equipment is included in the lease.

When remitting rentals to this office in connection with this property, will you please report under both names, quoting Files 11528 and 11691.

In regard to the insurance of \$1,250.00, which is now in effect and covers the house and contents, as most of the personal furniture has been removed, will you kindly have the policy amended so that proper protection is given to the house.

When you have supplied us with the information in regard to the new tenant and the insurance, we will forward you our regular rental forms.

We have asked you to report on the affairs of Shunji Fukunaga (our File No. 11691), but as this property is owned jointly with his brother, Sukeo Fukunaga, and is covered in your report on File No. 11528, we will not require duplication of this report.

Yours truly,

F. G. Shears
Assistant Manager

GDM/GH *for*

741
11891
11578

December 23, 1942.

His Honor Justice Boyd,
County Court,
Vancouver, B. C.

Dear Sir:

In order to value any given house in normal times, or on a free market, a number of factors are taken into consideration, such as structural character, its age and condition, the interior plan, facilities, equipment and services, accessibility to transportation, schools, churches and shopping areas. Also the type of person residing in the neighborhood, supply and demand, and its comparison to other homes in the locality.

When the Government evacuated the Japanese from this locality, we were asked by the Office of the Custodian, Japanese Section, to rent the various houses on the same basis as they would have had they been rented at the basic date of January 2, 1940, taking into consideration its proper value in relation to other comparable properties.

We submit that when this locality was evacuated, the district was put on a plane similar to older parts of the City, such as Hastings East and Mount Pleasant, where this type of accommodation brought similar rentals at the basic date. This district has been converted from an Oriental to an all White district, and is occupied now by a good class of tenants, mostly shipyard and war workers, and is now different to Oriental quarters.

True there is a small percentage of homes in the district that were occupied by White inhabitants during the time the Japanese were in Vancouver, and enjoyed lower rents. This was due to the fact that they were out of their element, and this of course would apply to any district where the residence of any Oriental detracts from value.

This particular house is approximately thirty years old, is of the 2½ storey type with basement, hot air furnace; downstairs, living room, dining room, kitchen and breakfast room and centre hall; upstairs, 3 bedrooms, bath and toilet. All equipment is standard. 1 car garage on lot.

The entire district is adjacent to good transportation, schools, theaters and the downtown shopping area. This home compares favorably with other homes in the locality as outlined in the affidavit, and is similar to homes in parts of Hastings East and Mount Pleasant, which brought similar rents at the basic date.

Yours truly,

PEMBERTON REALTY CORPORATION LIMITED

c
o
p
y

British Columbia and Trade Board

RENTALS ADMINISTRATION

Form No. 54-148

John Pisesky, 729 East Cordova Street,
Vancouver, B. C.

GOLDIE H. JOHNSTON, of 418 Howe Street,
Vancouver, City
Agent,

I have been employed by Pemberton Realty Corporation Limited of the City of Vancouver, B. C. as a house rental agent for the past 18 years, and have knowledge of rental conditions and values in all parts of the City of Vancouver.

That in my opinion Twenty-five dollars (\$25.00) is a fair rental value for 729 East Cordova Street, in the said City of Vancouver, and that the following houses are managed by Pemberton Realty Corporation Limited and come under my personal supervision, and are a fair comparison as similar accommodation:

- (1) 655 East Cordova Street, D. White, tenant, rental \$25.00 per month. Is a frame constructed house consisting of 6 rooms, bathroom, basement. Hot air heating and garage.
- (2) 753 East Cordova Street, H. McTaggart, tenant, rental \$30.00 per month. This is a 6 room house with bathroom, without basement or furnace. Garage.
- (3) 750 East Cordova Street, Philip Augustino, tenant, rental \$25.00 per month. This is a 6 room frame house with bathroom. No basement or furnace. 1 Garage.
- (4) 641 Powell Street, R. Fraser, tenant, rental \$25.00 per month. This is a 6 room house, frame, with bath, basement, and no furnace.
- (5) 657 Powell Street, John Stoklstead, tenant, rental \$30.00 per month. This is a 6 room frame house with bath, no furnace or basement. 1 garage.
- (6) 706 East Cordova Street, A. Bartram, tenant, rental \$25.00 per month. This is a 7 room frame house with bath, has no basement or furnace.
- (7) 476 East Cordova St., R. L. Codd, tenant, rental \$28.00 per month. This is a 7 room frame house with bath, basement and furnace.
- (8) 655 East Cordova Street, R. Sims, tenant, rental \$25.00 per month. This is a 6 room house with basement and furnace.
- (9) That the information contained in the letter of Ker & Ker, marked Exhibit "A" is true to the best of my knowledge.
- (10) That the receipts of P. McCaffory, marked Exhibit "B", represent the work completed and paid for by the landlord.

the City of Vancouver
December '42.

326 3rd Avenue,
Tashme, B. C.,
December 3rd, 1943.

Mr. G. D. Wilson,
Administration Dept.,
Office of the Custodian,
506 Royal Bank Bldg.,
Vancouver, B. C.

EVACUATION SECTION	
Rec'd	DEC 7 1943
File No.	11528
Ans.	
Referred	Wilson

Dear Sir:

This is to certify receipt of the \$25.00
rent proceeds from my property at 726 E.
Cordova. Thank you very much for the
cheque.

Regarding the above real estate, has the
1941, 42 taxes and the water rates been
paid? If not, will you make an immediate
settlement from the cash you have on
hand?

I have received notification quite some
time ago of your willingness to pay the
insurance premiums. Therefore, after all
expenses have been deducted and if there
are some funds left, will you pay for
the 1942 premiums? My policy number is
147386 C, Crown Life Insurance Company,
Vancouver Branch. The amount payable is
\$55.58. If there is no money on hand,
please pay the insurance from the rents
coming in.

Trusting to hear from you soon,

Very truly yours,

S. Fukunaga

Sukeo Fukunaga,
Reg. No. 06708.

11528 & 11691

December 9th, 1943

Mr. Sukeo FUKUNAGA,
Reg. No. 06708,
Tashme, B. C.

Dear Sir:

Referring to your letter of December 3rd, the taxes and water rates have been paid on your property at 726 East Cordova Street and at the present time we have a balance of \$17.95 to your credit.

In regard to your request for us to pay the premium on your insurance policy from the rentals of the above property, it will be necessary for us to have an order from Shunji FUKUNAGA, who is a joint owner with you in this property. We think it would be better if we were to continue to send the revenues to both of you, and you could send the premiums direct to the insurance company. Will you kindly advise us in regard to this.

Yours truly,

G. D. Milson
Administration Department

GDM/GH

EVACUATION SECTION	
Rec'd	DEC 29 1943
File No.	11528
Ans.	8019-310
Referred	Wilson

326 3rd Avenue,
Tashme, B. C.,
December 22, 1943.

Mr. G. D. Milson,
Administration Department,
Office of the Custodian,
506 Royal Bank Building,
Hastings and Granville Sts.,
Vancouver, B. C.

Dear Sir: Re "Insurance Payments"

You will find enclosed a written statement from my brother, Shunji Fukunaga authorizing the use of two months rent towards the payment of my insurance policy.

Therefore, will you be kind enough to forward the necessary funds of fifty-five dollars and fifty-eight cents (\$55.58) to the Crown Life Insurance Company, Vancouver branch? 147386-C - due Nov. 2/43

Trusting to hear from you soon,

Very truly yours,

Sukeo Fukunaga,
Reg. No. 06708.

Encl.-1

Sukeo Fukunaga

1942 prem. 55.58
1943 prem. 55.58(1/2)
Int. to 1-1-43 3.33
Add'l. " " Jan 6-44 1.10
6115.59

- No claims on files 11528 & 11691 -

11528
11691

January 12, 1944.

Mr. Sukeo FUKUNAGA,
Registration No. 06708,
326 3rd Avenue,
Tashua, B. C.

Dear Sir:

Re: Crown Life Policy No. 147383-C

We wish to acknowledge receipt of your letter of December 22nd last, enclosing authorization from your brother, Shunji Fukunaga, to pay to the Crown Life Assurance Company the sum of \$55.58.

As the credit balance in your joint-account at the present time amounts to only \$36.95, we have been unable to pay the amount requested by you; but have today forwarded our cheque for \$35.00 on account of the current premium.

We are advised by the Crown Life Assurance Company that the 1942 premium of \$55.58 is also outstanding and interest to date amounts to \$4.43. If you wish us to make further payment as funds become available, will you kindly let us know.

Yours truly,

S. E. Gibson,
Insurance Department

SMC:JS
Encl.

11528 & 11691

January 27th, 1944

Messrs. Ker & Ker Ltd.,
475 Howe Street,
Vancouver, B. C.

Dear Sirs:

Re: Sukeo FUKUNAGA
Shunji FUKUNAGA

Referring to your letter of January 24th in connection with 726 East Cordova Street, will you kindly arrange with Mr. Wilson, the plumber, to repair the plumbing in the above premises at a cost not exceeding \$35.00.

At the present time we have no money in the account to pay for this work and would suggest that you arrange to pay for it out of future rentals.

Yours truly,

G. D. Milson
Administration Department

ODM/GH

EVACUATION SECTION

Rec'd MAR 20 1944

File No. 115284-11691

Ans. 845-90

Referred Gibson

325-3rd Avenue
Tashme, B. C.
March 17, 1944

Mr. S. M. Gibson,
Insurance Department,
Office of the Custodian,
506 Royal Bank Building,
Vancouver, B. C.

Dear Sir: RE "Crown Life Insurance #147383-C"

Enclosed you will find a written authoriza-
tion of Shunji, allowing the rentals of 726
East Cordova to be applied on the above
policy.

Since only \$35 have been applied on the
1942 premium, the remainder plus 1943 and
interest will amount to \$80.59 by my cal-
culations. If the full monthly payments
are paid towards this debit, it should be
brought up to date in about four months
time. Therefore, will you see to it that
the rentals are mailed to the Insurance
Company regularly?

Please mail me the receipts of these pay-
ments. Thank you.

Trusting that this will clarify my wishes,

Very truly yours,

Sukeo Fukunaga

Sukeo Fukunaga,

Reg. No. 06708.

11691- no a/c
115284-5113
11691-5113
22-3-44

326 3rd Avenue,
Tashme, B. C.,
March 17, 1944.

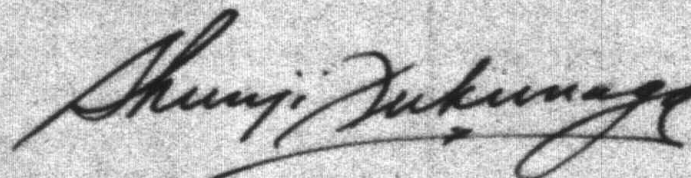
Mr. S. M. Gibson,
Insurance Department,
Office of the Custodian,
506 Royal Bank Building,
Vancouver, B. C.

Dear Sir:

This will give you authority to pay rentals
of 726 East Cordova towards my brother's
insurance policy #147383-C until the
debit owing (\$80.59) have been paid in
full.

Please send me the receipts received from
the Company for these payments.

Very truly yours,



Shunji Fukunaga,

Reg. No. 05796

REAL ESTATE · RENTALS



LOANS · INSURANCE

MEMBERS
VANCOUVER REAL ESTATE
EXCHANGE LTD.

VANCOUVER INSURANCE AGENTS
ASSOCIATION

AGENTS
MARINE INSURANCE

AGENTS
STOCK EXCHANGE
BUILDING

TELEPHONES:
PACIFIC 3241-3242-3243

KER & KER LIMITED

475 HOWE STREET
VANCOUVER, B. C.

AGENTS
LONDON GUARANTEE &
ACCIDENT CO., LTD.

ROYAL INSURANCE
COMPANY, LIMITED

THE NORTHERN ASSURANCE
COMPANY, LIMITED

SCOTTISH METROPOLITAN
ASSURANCE CO., LTD.

May 10th 1944.

THE CASUALTY COMPANY EVACUATION SEC. CANADA	
Rec'd	MAY 11 1944
File No.	
Ans.	<i>Only K.T.</i>
Referred	<i>Gibson</i>

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

Dear Sirs:

The following policies will be expiring during the month of June, and we shall appreciate receiving your instructions regarding the renewal of same:

Scot. Union, #F679206, \$1250, building, 726 E. Cordova St., Shunji and Sukeo Funkunaga, June 15, 1944, file #11528. *1/691*

Sentinel Fire Ins., #83511, \$1500, furniture and building, N. Saito, June 23, 1944, file #895. *15254*

Plate Glass Continental Casualty Ins., #514073, 301 Powell St., Kenjiro Kitamura, June 23, 1944, file #5090.

Thanking you, we are,

Yours very truly,

KER & KER LIMITED

C. W. E. B. M.

Insurance Department.

CWE:BM

11691
11528

June 12, 1944.

Mr. Sukeo FUKUNAGA,
Registration No. 06708,
TASHME, B. C.

Dear Sir:

Re: Northern Fire Policy
No. 4311869

Please be advised that the above numbered policy has been issued to cover property located at 726 Cordova Street and jointly owned by yourself and Shunji FUKUNAGA. This policy replaces Scottish Union Policy No. 679206 which expires June 15th.

The renewal policy has been issued to cover for \$1,000.00 instead of \$1,250.00 as previously carried. This has been done on the advice of Messrs. Ker and Ker Limited who consider that \$1,000.00 is sufficient to cover the present insurable value of the above mentioned dwelling.

Yours truly,

S. M. Gibson,
Insurance Department

SMG:JS

11528 & 11691

August 7, 1944.

Messrs. Ker & Ker Ltd.,
475 Howe Street,
Vancouver, B. C.

Dear Sirs:

Re: Catalogue No. 78
726 East Cordova Street
6/60/131

This property, the rents for which you are collecting, is the subject of an expected sale through the agency of Messrs. Pemberton Realty Corporation Ltd., the effective date of which should be July 25, 1944.

Will you be good enough to continue collecting rents and reporting to this office pending completion of current arrangements. It will be appreciated, however, if you will report as promptly as possible and at the same time will keep us up to date on all charges against the property which are disbursed through your office.

No further extraordinary charges should be incurred without consultation but current levies usually payable on behalf of the landlord (such as water, for example) may be continued.

You will be further notified when the sale is finally completed so that whatever arrangements are desired may be made with the prospective transferee.

Yours truly,

George Peters,
Administration Department.

GP:MA

File

MEMORANDUM

Files: 11528
12492

September 27, 1944.

To: The file
From: Mr. Spain

Re: Shunji FUKUNAKA

726 Cordova St.

Chattels belonging to the above noted Japanese were recovered from:

Mr. Andrews at 726 Cordova Street
Mr. Ponysak at 716 Cordova Street

I understand some more chattels may be found at 701 East Hastings Street and this is being investigated at present. The occupant is always absent.

The tenants with whom FUKUNAKA left his chattels were unresponsive and irresponsible and if anything is missing, it will be entirely the fault of FUKUNAKA.

GBS/pls

no. G. Spain

W. L.

*The only item remaining is
a homemade cupboard
at 701 E. Hastings st which
would not justify expense
of removal.*

Spain

NAME FUKUNAGA, Shunji
FUKUNAGA, Sukeo

REGISTRATION NO. 05796
06706

FILE NO. 11691
11528/

The following chattels were sold by public
auction at 1047 Seymour St., Vancouver, B.C. September 28, 1944.

6 Pieces of used Lino	\$7.95
Home made cabinet	1.50
1 Bed (incomplete)	1.00
Broken spring	0.55
Bed and spring	12.75
Bed and spring	8.00
Obsolete Dining Table	1.00

Total	\$ 32.75
Less Expenses: (Auctioneer's Fee: \$3.27	\$ 10.34
(Advertising: 1.07	
(Moving: 6.00	
Net Proceeds Credited:	\$ 22.41

Members of Custodian Staff Present. Mr. Smith

Extracted from Auctioneering List No. Vancouver 512

Remarks.

*Original sent
Nov 9/44*

The Custodian's Office,
Department of the Secretary
of the State of Canada,
Vancouver, B.C.

Tashme, B.C.,
Nov. 2nd/44.

EVACUATION SECTION	
Rec'd	NOV 7 1944
File No.	11528
Ans.	
Referred	Milson

Dear Sirs:

Since I have insufficient fund to meet the growing need to dress my four children suitably for approaching winter, I shall appreciate it if you will forward to me any balance on our joint account with my brother Shunji which is being held by you.

Mr. Alfred Andrews has informed us that you have removed our household goods from 726 East Cordova Street, Vancouver, B.C. If so, may we have the complete list of said goods removed?
Mr. Alfred Andrews is a tennant at the address from where our goods were removed.

In anticipation, I thank you,

Yours very truly,

Sukeo Fukunaga
06708
Sukeo Fukunaga,
Reg. No. 06708.

11528
11691

December 28, 1944.

Mr. Sukeo FUKUNAGA,
Registration No. 06708,
326-3rd Avenue,
TASHME, E. C.

Dear Sir:

Re: Crown Life Pol. #147386-Q

We wish to advise that we have sent a cheque for \$7.45 to the Crown Life. This amount clears the loan on the above policy and has been charged to your joint account with your brother Shunji. For your information we are enclosing herewith a copy of our letter of today's date to the Crown Life.

Please also note that there was a premium of \$55.58 due and payable on or before the 8th of December. When this notice arrived there were no sufficient funds to make a payment for you and we would like to be advised and given the proper authority from yourself and your brother, Shunji, to pay this premium if you desire that done. You might note that the premium referred to is now slightly overdue and there would be a small amount of interest to pay also, to bring it up to date.

Yours truly,

S. M. Gibson,
Insurance Department

SMG:Jc

Encl.

A 1015 25

EVACUATION SECTION
Rec'd APR 16 1945
File No. 11528, 11691
Ans.
Refered *A. H. Wilson*

Tashme, B.C.,
April 14th, 1945.

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

Dear Sirs:

re: File #11528/11691.

Referring to our joint account to the sum of
\$1,015.75 as at January 20th, 1945.
We shall appreciate it if you will kindly allot the fol-
lowing sum to;

\$600.00 to Shunji Fukunaga, Reg. #05796,
\$415.75 to Sukeo Fukunaga, Reg. #06708.

and, please treat above as separate account.

In regard to the statement dated January 20th/45,
you have entered on July 14th, 1944, the sum of \$27.00
for disbursements, may we have itemized statement on same?

In anticipation, we thank you,

yours very truly,

Sukeo Fukunaga #06708
Sukeo Fukunaga, Reg. #06708

Shunji Fukunaga #05796
Shunji Fukunaga, Reg. #05796

1015 25

11528 & 11691

April 23, 1945

Messrs. Sukeo & Shunji FUKUNAGA,
Reg. Nos. 06708 & 05796,
Tashme, B. C.

Dear Sirs:

Referring to your letter of April 14th in regard to the property at 726 East Cordova Street, the disbursement of \$27.00 is derived as follows:-

Commission to Agent for collecting rent	\$6.00
Insurance	6.50
Water Bill	7.85
Plumbing repairs	6.65
	<hr/>
	\$ 27.00

As requested by you, we are transferring from the joint account \$600.00 to Shunji FUKUNAGA and \$415.75 to Sukeo FUKUNAGA's account.

Will you kindly confirm that this takes care of all your real and personal property in the Protected Area.

Yours truly,

G. D. Milson
Administration Department

GDM/GH

I hereby certify that I am prepared
to pay for transportation of nurse to accompany
my baby to go to Vancouver hospital and also to
pay expenses for surgeon and hospital from my
funds lying with the custodian's office which
are to my credit there.

Sukeo Fukunaga

SIGNED *S. Fukunaga* #06718.

11528

May 23, 1945

Mr. Sukeo FUKUNAGA,
Reg. No. 06708,
Tashme, B. C.

Dear Sir:

We have today paid Miss Clara Mogensen the sum of \$7.00 covering transportation of your infant child from Tashme to the Vancouver General Hospital. This amount has been charged to your account with the Custodian.

Yours truly,

G. D. Milsom
Administration Department

GDM/GH

DEPARTMENT OF LABOUR - CANADA
BRITISH COLUMBIA SECURITY COMMISSION

EVACUATION SECTION
Rec'd JUN 12 1945 ^{G-578}
File No. 11528

Date: June 11th, 1945.

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

Dear Sir:

F.H. 06708

Please be advised that (NAME) Toshiko FUKANAGA
(REGISTRATION NO.) infant died at (PLACE) Vancouver, B.C.
on (DATE) June 11th, 1945.

This is for your information.

Yours truly,
BRITISH COLUMBIA SECURITY COMMISSION,

M.L. Brown
M.L. Brown,
Office Manager.

File No. 11528

Vancouver, B C.
June 11th, 1945.

RECEIVED from the Custodian of Enemy Property the sum
of \$50.00 as per cheque No. 7056 dated June 11th, 1945,
required in connection with the death of infant child.

Suleo Fukunaga

11528

February 4th, 1946.

Mr. Sukeo FUKUNAGA,
Reg. No. 06708,
Tashiro, B.C.

Dear Sir:- **Re:-** Policy #147366 -Crown Life Insurance
 Company

We received your letter on the 9th January last requesting certain information regarding the above numbered policy. The matter has received our consideration and we now wish to say that in so far as the Custodian is concerned, there is no reason why you cannot continue to receive the benefits from this insurance contract regardless of your return to Japan. The continuance of your Life Insurance policy would be a matter of arrangement between yourself and the insurance company.

Yours truly,

BERD/DB.

B.R. Dusenbury,
Administration Department.

Saken & Shunji FUKUNAGA

File No.
11528 & 11691
Reg. No.
06708 & 05796

Date	Particulars	Debit	Credit	Balance
1942 October 29	Refund 1 1/2 Wage Tax Refund		5.76	
December 12	Rents collected - 3 months @ \$20.00 Commission	7.00	60.00	
1943 January 26	1942 taxes	45.80		
March 23	Cheque to you	5.76		
June 29	1943 taxes	43.75		
September 15	Cheque to you	75.00		
October 26	Cheque to you	30.00		
November 10	Land Registry Office - Certificate of Encumbrance	1.00		
November 29	Cheque to you	25.00		
December 16	Rents collected - 12 months @ \$20.00 Disbursements	35.50	240.00	
1944 January 14	Crown Life Insurance Co.	35.00		
March 27	Crown Life Insurance Co.	50.00		
June 19	Cheque to you Transferred to Shunji FUKUNAGA	15.00 15.00		
July 14	Rents collected - 7 months @ \$20.00 Disbursements	27.00	140.00	
July 25	Balance rents to date (nett) Plumbing repairs 1944 taxes	30.15 45.94	1.34	
July 27	Credit re Sale of Property Crown Life Insurance Co.	25.00	1,065.59	

Date	Particulars	Debit	Credit	Balance
1944 November 8	Proceeds Auction Sale	0	22.41 ✓	
December 29	Gross Life Insurance Co.	7.45		
		<hr/>	<hr/>	
		0 519.35	0 22.41	0 541.76

CR \$1,015.75

II 334, 11528 & 12485

22nd May, 1951.

The Crown Life Insurance Co.
Yorkshire House,
900 West Pender Street,
Vancouver, B.C.

Dear Sirs:

We have received your premium notice in connection with Policy No. 154,666 - Mr. & Mrs. Bunjiro Tanaka, and wish to advise that these two Japanese returned to Japan on the 2nd August, 1946. They have no funds in the hands of the Custodian with which to pay premiums on life insurance. Furthermore, we shall be glad if you will let us know how this policy stands and the cash surrender value which could be obtained should it be requested.

We would also like you to advise us of the standing of Policy No. 147,386 - Mr. & Mrs. Sukeo Fukunaga. These people also returned to Japan and we are quite anxious to know the cash surrender value of this policy.

Your reply will be appreciated.

Yours very truly,

C.H. Reed,
Office of the Custodian.

CHH:HA