Period IV

(2) - ii. Land lease contract for Kuba Island concluded between the U.S. Forces and the landowner

Notification from the U.S. to the Government of the Ryukyu Islands requesting the acquisition of Kuba Island

No.53 Notice of Requirement to Acquire Property, Ishigaki City, PY2018/P16 NR-183 ENG-0227 January 1960

Overview

This document is a notification from the United States with a request to the Government of the Ryukyu Islands for the procurement of Kuba Island, located in Ishigaki City, as a military reservation on an indefinite lease.

This notice prescribes that it is the Government of the Ryukyu Islands that negotiates for the U.S. Forces to use the specified land as a military reservation, based on the decree of the High Commissioner of the Ryukyu Islands (*1).

The notice itself (Images1-1 to 1-3) shows that it was signed by the Government of the Ryukyu Islands in January 1960, registered with the Yaeyama District Land Registry Office, and made public in Ishigaki City during the same month. It states that the time of the start of procurement through the lease was retroactive to July 1958. This was actualized in a contract concluded between the Government of the Ryukyu Islands and Mr. Zenji KOGA, the owner of Kuba Island (*2).

The land for lease is specified in the attached document, with EXHIBIT "A" (Image2, refer to the excerpt) showing the terms and EXHIBIT "B" (Image3) the boundaries of the land.

The fact that Kuba Island was used as a military reservation by the U.S. Forces was also reported in newspaper articles of the time, with descriptions, for example, that Ishigaki City had collected fixed asset tax from Mr. KOGA.

Excerpt

[Refer to Image2]

*Details of Kuba Island, the acquisition of which was requested by the U.S. Forces

RECAPITUL				*** Ishigaki	Clty	l	st Nr. -238
CLASS	GRADE	TRACTS	TSUBOS ^{*3}	ACRES	ANNUAL RENT	AL	PER- CENTAGE
Range Land	1						Paid in
	2	1	264,400		5,763.92		FY1962
	3						
Total Private Owned Land	,	1	264,400	215.01	5,763.92		100%
GRAND TOT	AL	1	264,400	215.01	5,763.92		100%

POORE Form93

5. Dec 58

[Refer to Image3]

*Boundaries of Kuba Island, the acquisition of which was requested by the U.S. Forces

EXHIBIT B

AREA TAKEN (Land used)

(Kuba Island marked in red diagonal lines)

^{*3} Traditional unit of land area used in Japan, approx. 3.31 square meters

Date Created	January 1960
Author(s) & Editor(s)	General Affairs Section of the Military Land Office, Legal Affairs Department, Government of the Ryukyu Islands
Publisher	General Affairs Section of the Military Land Office, Legal Affairs Department, Government of the Ryukyu Islands
Name of Publication	Notice of Requirement to Acquire Property, Ishigaki City, NR-183 ENG-0227 Indefinite Leasehold
Language	English/Japanese
Medium	Paper
Public Access	Available to the public
Repository	Okinawa Prefectural Archives
Reference& Information	Follow the instruction at the Okinawa Prefectural Archives

^{*1} Highest ranking officer of the United States Civil Administration of the Ryukyu Islands (USCAR)

^{*2} A separate basic lease agreement concluded between the Government of the Ryukyu Islands (Ishigaki City) and Zenji KOGA, the owner of Kuba Island, exists (Repository: the Okinawa Prefectural Archives, Document Code R00035532B). In this way, the Ryukyu government concluded a general lease agreement with the United States after concluding separate contracts with the respective individual landowners.

4

U.S. ARMY ENGINEER DISTRICT, OKINAMA COMPS OF ENGINEERS APO 331 SAN FRANGISCO, CALIFORNIA (HICOM ORDINANCE NR. 20) TO THE CHERS AND PERSONS CLAIMING ANY INTENSIT IN CERTAIN PROPERTY LOCATED IN ISSIGNATION, INTENSITY INLANDS MERCAS, pursuant to the procedure cutlined in HICOM Ordinance Nr. 20, "Acquisation of Lacachald Interest," Sated 12 February 1979 and made offective 26 January 1979, the High Commissioner of the Ryulyu Islands, on 18 february 1979, authorised the District Engineer, U.S. Army Magineer District, Ckinama, to coquire an "Lindoffuita Lacachald" estate, as defined in seid Ordinance, on behalf of the United States of America, in the Lands described herein; America, in the lends described heredn;

NOW, THEMPROES, by virtue of the power and authority vested in me by the High Commissioner of the Ryulgu Islands under Dolegation of Authority, dated 18 Pebruary 1959, and by and pursuant to the provisions of Furagraph 2b of said HIGAS Ordinance Mr. 20, NOTICE is hereby given that the United States of America requires the acquisition of an "Indefinite Lensehold" estate, as defined in Peregraph la of said Ordinance, in the lands listed and described in Exhibit "B", attached herete and made a part hereof, all located in Index it, Terres, Pulcy Index . The term of the "Index into Lensehold" estate shall be for the period from 1998 through the following 30 June, provided that, unless and until the United States of America shall give sixty (60) days notice in uniting of termination, the lensehold estate in the lands described herein shall remain in force and offect theorefiter from year to year, without further notice, and provided further that decembe suprepriations are available from year to year for the payment of remains therefore.

The careets whell cover all privilence and be subject to all light. Rontal for the period from the date of acquisition through the following 30 June shall become psychle upon formalisation of the acquisition. Rontals for the periods subsequent therete shall become psychle annually on the first day of July of each year in advance for the ensuing year. FOORE FORM 102 20 Mar 59

Image1-1 (Notice of Requirement to Acquire Property) Repository: Okinawa Prefectural Archives

Done in Okineva, Ryckyn Islands, this 14 day of JANUARY,

Image1-2 (Notice of Requirement to Acquire Property, continued. Signed by the U.S. Forces and Government of the Ryukyu Islands)



Image1-3 (Notice of Requirement to Acquire Property, continued. Signed by the Yaeyama District Land Registry Office, Ishigaki City)

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Image2 (EXHIBIT A: Details about Kuba Island owned by Zenji KOGA)

Repository: Okinawa Prefectural Archives

 $^{\star}\,$ Although there are no clear indications that this is EXHIBIT "A," this is indeed believed to be the document corresponding to EXHIBIT "A." The notes written in pencil indicate that payment was completed in FY1962, and they were presumably added in the process of continuing the payment of rent after the agreement had been signed.

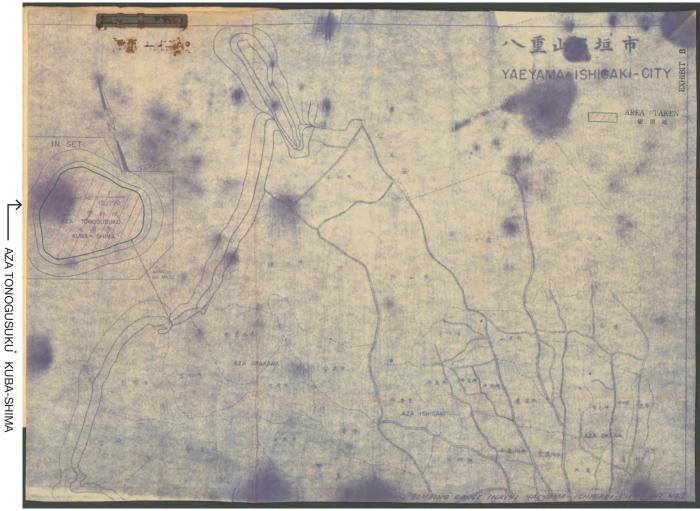
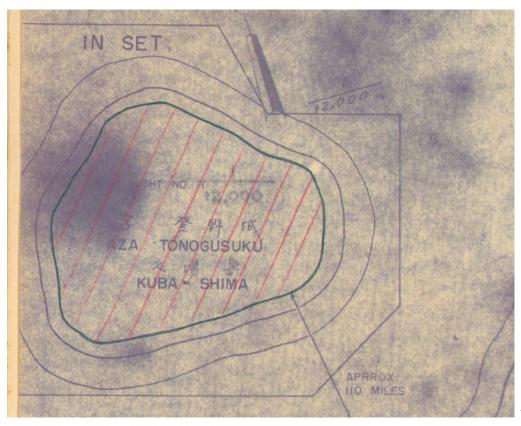


Image3 (EXHIBIT B: Document showing the boundaries of the land. The section covered in red diagonal lines is Kuba Island of Tonoshiro, Ishigaki City.)

Repository: Okinawa Prefectural Archives

* The Chinese Character "城(shiro)" of "登野城(Tonoshiro)" has another reading used in Okinawa, which is pronouned "Gusuku".



Enlarged image of the relevant section