INSTITUTIONS IN LIQUIDATION OR RECEIVERSHIP

Pan American Building & Loan Assn.
(Rate of Institution)

Ralph H. Evans, Building and
Loan Commissioner.
(Receiver or liquidator)

Long Beach, Calif.  
(Office address - City and State)

June 16, 1939  
(Date)

GENERAL OPERATIONS

1. Date of suspension ............................................ Nov. 26, 1938

2. Total assets:  At time of suspension $ 413,059.62;  At present $ 62,642.51

3. Liquidating dividends paid $ 117,390.13

4. Prevailing terms offered on sales of home properties owned:

   Down payment ..................................................... 15 %
   Annual interest rate ........................................... 7 %
   Monthly payment per $1000, including interest or
   Repayment required on balance ................................ %
   Length of time purchaser has to pay balance ..................... 5 yrs

   Please give figures for items below as of May 31, 1939

5. TOTAL MORTGAGE AND REAL ESTATE INVESTMENT

   a. Total mortgage account ........................................... 15 $ 10,495.25
   b. Total land contracts ............................................ 8 $ 12,392.45
   c. Total real estate account (exclude office building) ....... 15 $ 6,497.26

The following items pertain to HOME* mortgages and properties
located in Los Angeles County

6. HOME* MORTGAGE ACCOUNT

   a. Home* mortgages in area ........................................ 13 $ 10,495.25
   b. Land contracts on home* properties in area .................. 8 $ 12,392.45
   c. Purchase money mortgages taken as part payment
      on home* properties sold ........................................
      1937 ............... 3 $ 5,560.15
      1938 ............... 2 $ 3,626.30
      1939 ( — mos) ....... 1 $ 1,351.26
   d. Home* mortgages sold in area ...................................
      1937 ............... 0 $ 0
      1938 ............... 2 $ 4,516.30
      1939 ( — mos) ....... $ 0

7. HOME* PROPERTY ACCOUNT

   a. Home* properties owned in area ................................ 16 $ 6,457.26
   b. Estimated potential acquisition of home* properties in area
      during next 12 months by foreclosure or otherwise ...........
      1936 ............... 1 $ 1,790.07
      1937 ............... — $ —
      1938 ............... — $ —
      1939 ( — mos) ....... — $ —
   c. Home* properties acquired in area ................................
      1936 ............... 7 $ 10,582.14
      1937 ............... 4 $ 12,377.44
      1938 ............... 2 $ 4,597.12
      1939 ( — mos) ....... — $ —
   d. Home* properties sold in area ...................................
      1936 ............... — $ —
      1937 ............... — $ —
      1938 ............... — $ —
      1939 ............... — $ —
   e. Land contract sales included in item 6d for ..................
      1938 ............... — $ —
      1939 ............... — $ —

*A "home" is defined as a 1-4 family dwelling or a combination business property and dwelling for not more
than four families. Home mortgages and properties are often referred to as "residential" mortgages or properties.

The term "mortgage" includes "trust deeds" in areas where these are used.