Form No 4
Rev. 5-5-36

BUILDING & LOANS, HOMESTEAD ASSOCIATIONS and COOPERATIVE BANKS

GUARANTY BUILDING & LOAN ASS'N.
(Name of Institution)
San Jose, California
(Address)

A. E. Foss
(Officer Interviewed)

Assistant Secretary
(Title)

MORTGAGE ACTIVITY in Alameda County

1. Is the institution lending on real estate? Yes

2. Ratio of loan to appraisal: Not over 80%; usually less. %

3. Is the appraisal cash market or liberal? Cash market

4. What rate (or rates) of interest is charged? 6.6%, 7.2%

5. What is the loan period (or periods)? 10, 12, 14 years...

6. Is a commission charged? Sometimes. If so, who pays it? Borrower

Give amount of commission, if any, and other loan costs to borrower:
Commission varies -- nothing to 2%. Borrower pays recording and notary; sometimes survey.

7. Present mortgage account: Residential Loans: No. 170 Amount $.. 314,184

Other Loans: No. 25 Amount $... 635,471

8. Is the institution making FHA loans? No.

9. If so, to what extent in dollar volume? $...

Will the institutions make FHA Title II loans up to the maximum 80% of appraised value? Yes

Will loans be made for the maximum 20-year term?...

10. Total residential loans made: In 1934, No. Amount $...

1935, No. None Amount $... None

1936, No. 21 Amount $... 65,200

11. What amount of the total residential loans made in 1936 represented refinancing of mortgages formerly held by this institution? 1936 - 5 @ $49,893

1935 - 10 @ $52,617

12. Amount of money available for mortgage lending: $...

13. Does the institution make direct reduction loans? Yes

Describe any other loan plans:...

REAL ESTATE OWNED

14. Residential real estate owned: No. of Parcels 6 Book Value $... 47,700

Other real estate owned: No. of Parcels 13 Book Value $... 385,100

15. Estimated additional residential real estate to be acquired in 1937 $...

Estimated additional other real estate to be acquired in 1937 $...

16. Residential real estate sales: 1935, No. of Parcels 11 Value $... 53,300

1936, No. of Parcels 10 Value $... 36,600

Other real estate sales: 1935, No. of Parcels 17 Value $... 454,700

1936, No. of Parcels 2 Value $... 168,000

17. Give down payment and terms required on owned real estate sold; interest rate on unpaid balance; does payment required include amortization of taxes and insurance? At least 10% down. 10 yrs., 7.2%, monthly at 1% of price less down payment; when taxes and insurance amortized, payment increased accordingly.