



Pacific & Western

Credit Corp.

Supplemental Financial Information

**For the quarter ended April 30, 2010
(unaudited)**

Page

- 1 Highlights
- 2 Net Income
- 3 Net Interest Income, Other Income and Total Revenues
- 4 Non-Interest Expenses
- 5 Balance Sheet
- 6 Impaired Loans and Allowance for Credit Losses

Use of this Report

This financial information is supplementary to the Corporation's Second Quarter Press Release and its 2009 audited financial statements and should be read in conjunction with those documents.

This report is unaudited and all amounts are in thousands of Canadian dollars, unless indicated otherwise.

HIGHLIGHTS
(unaudited)
(\$ thousands)

	QUARTER						6 MONTHS ENDED		YEAR ENDED				
	2010		2009				2010	2009	2009**		2008**	2007	2006
	Q2	Q1**	Q4**	Q3**	Q2**	Q1**	Q2	Q2**	2009**	2008**	2007	2006	
Pacific & Western Bank of Canada													
Results of Operations (teb) *													
Total interest income	14,592	17,712	22,715	19,828	20,034	19,141	32,304	39,175	81,718	75,033	73,626	66,969	
Net interest income	3,194	5,369	6,812	1,454	2,652	2,298	8,563	4,950	13,216	13,477	18,077	19,895	
Provision (recovery) for credit losses	(735)	26	3,183	148	8	110	(709)	118	3,449	2,836	841	684	
Impairment writedowns	(326)	-	-	-	-	-	(326)	-	-	(15,044)	-	-	
Other income (charges)	375	29	1,887	507	(275)	(670)	406	(945)	1,449	(8,610)	1,626	16,778	
Total revenue	3,978	5,372	5,516	1,813	2,369	1,518	9,352	3,887	11,216	(13,013)	18,862	35,989	
Non-interest expenses	4,158	4,100	4,269	3,715	3,255	3,391	8,259	6,646	14,630	12,794	12,852	12,193	
Net income (loss) before provision for income taxes	(179)	1,271	1,249	(1,902)	(889)	(1,872)	1,093	(2,761)	(3,414)	(25,807)	6,010	23,796	
Income tax provision (recovery)	464	595	1,376	(535)	45	(375)	1,058	(329)	511	(4,913)	2,352	5,570	
Net income (loss)	\$ (643)	\$ 676	\$ (127)	\$ (1,367)	\$ (934)	\$ (1,497)	\$ 35	\$ (2,432)	\$ (3,925)	\$ (20,894)	\$ 3,658	\$ 18,580	
Financial Ratios													
Net interest income (teb) (%)	0.94%	1.50%	1.79%	0.36%	0.71%	0.61%	1.26%	0.34%	0.91%	0.91%	1.30%	1.62%	
Non-interest expenses to average total assets (annualized)	1.23%	1.14%	1.12%	0.82%	0.88%	0.90%	1.21%	0.87%	1.00%	0.86%	0.92%	0.99%	
Efficiency ratio	\$ 1.17	\$ 0.76	\$ 0.49	\$ 1.89	n/m	n/m	\$ 0.92	n/m	\$ 1.00	n/m	\$ 0.65	\$ 0.33	
Number of full time equivalent staff at period end	55	55	55	54	54	55	55	54	55	57	57	61	
Assets to full time employee	24,375	26,108	25,597	29,963	29,219	26,729	24,375	29,219	25,597	26,503	25,545	21,742	
Credit Quality													
Gross impaired loans	5,246	6,701	6,395	11,293	7,794	7,787	5,246	7,794	6,395	7,791	1,452	3,096	
Gross impaired loans as a % of total assets	0.39%	0.47%	0.45%	0.70%	0.49%	0.53%	0.39%	0.49%	0.45%	0.52%	0.10%	0.23%	
Net impaired loans	(51)	(2,859)	(3,139)	4,985	1,634	1,635	(51)	1,634	(3,139)	1,749	(1,754)	530	
Net impaired loans as a % of total loans	-0.01%	-0.30%	-0.34%	0.50%	0.16%	0.15%	-0.01%	0.16%	-0.34%	0.16%	-0.18%	0.06%	
Financial Position													
Cash and securities	382,684	459,505	442,310	590,947	500,676	320,372	382,684	500,676	442,310	366,070	441,397	424,757	
Cash and securities to total assets (%)	28.54%	32.00%	31.42%	36.52%	31.73%	21.79%	28.54%	31.73%	31.42%	24.23%	30.31%	32.03%	
Total loans	925,434	945,300	929,831	995,802	1,044,556	1,115,534	925,434	1,044,556	929,831	1,110,807	977,727	863,830	
Mortgages and loans to total assets (%)	69.03%	65.83%	66.05%	61.65%	66.20%	75.88%	69.03%	66.20%	66.05%	73.53%	67.15%	65.13%	
Total assets	1,340,650	1,435,958	1,407,855	1,617,996	1,577,830	1,470,077	1,340,650	1,577,830	1,407,855	1,510,651	1,456,045	1,326,277	
Average assets	1,388,304	1,421,907	1,512,926	1,597,913	1,523,954	1,490,364	1,374,253	1,544,241	1,459,253	1,483,348	1,391,161	1,226,636	
Deposits	1,192,779	1,264,132	1,217,136	1,462,488	1,417,663	1,337,265	1,192,779	1,417,663	1,217,136	1,389,455	1,282,756	1,210,555	
Subordinated notes payable	41,500	39,976	39,946	41,500	40,000	20,000	41,500	40,000	39,946	19,969	29,786	34,000	
Shareholders' equity	79,424	84,070	80,848	82,943	76,776	67,983	79,424	76,776	80,848	74,021	60,230	70,039	
Pacific & Western Credit Corp.													
Results of Operations (teb) *													
Total interest income	\$ 14,599	\$ 17,716	\$ 22,450	\$ 20,097	\$ 20,039	\$ 19,146	\$ 32,315	\$ 39,185	\$ 81,732	\$ 75,065	\$ 73,683	\$ 66,988	
Net interest income	1,087	3,472	4,752	220	1,479	1,133	4,559	2,612	7,584	11,415	17,712	19,222	
Provision (recovery) for credit losses	(735)	34	3,183	148	8	110	(701)	118	3,449	2,815	841	787	
Impairment writedowns	(326)	-	-	-	-	-	(326)	-	-	(15,044)	-	-	
Other income (charges)	388	29	1,887	507	(275)	(670)	417	(945)	1,449	(8,573)	1,626	16,162	
Total revenue	1,884	3,467	3,456	579	1,196	353	5,351	1,549	5,584	(15,018)	18,497	34,597	
Non-interest expenses	4,251	4,211	4,405	3,816	3,328	3,418	8,462	6,746	14,967	14,025	13,897	12,855	
Net income (loss) before provision for income taxes	(2,367)	(744)	(949)	(3,237)	(2,132)	(3,065)	(3,111)	(5,197)	(9,383)	(29,043)	4,600	21,742	
Income tax provision (recovery)	463	596	1,376	(268)	47	(375)	1,059	(328)	780	(3,001)	2,400	5,110	
Net income (loss)	(2,830)	(1,340)	(2,057)	(2,969)	(2,179)	(2,690)	(4,170)	(4,869)	(9,895)	(26,042)	2,200	16,986	
Return on average common equity	-127.25%	-47.16%	-65.50%	-98.25%	-90.61%	-77.58%	-101.64%	-60.40%	-71.16%	-73.73%	3.25%	28.75%	
Return on average assets	-0.83%	-0.37%	-0.54%	-0.74%	-0.59%	-0.72%	-0.61%	-0.64%	-0.68%	-1.75%	0.16%	1.38%	
Per Common Share (\$'s)													
Basic earnings (loss) per share	(0.21)	(0.10)	(0.15)	(0.22)	(0.16)	(0.20)	(0.30)	(0.37)	(0.74)	(1.93)	0.14	1.25	
Diluted earnings (loss) per share	(0.21)	(0.10)	(0.15)	(0.22)	(0.16)	(0.20)	(0.30)	(0.37)	(0.74)	(1.93)	0.14	1.22	
Book value/share	0.44	0.89	0.77	1.07	0.73	0.76	0.44	0.73	0.77	1.30	3.91	5.00	
Closing market price (common share)	3.40	3.89	4.00	3.76	3.20	2.75	3.40	3.20	4.00	3.26	7.75	11.81	
Weighted average number of common shares	13,872	13,725	13,656	13,642	13,642	13,642	13,797	13,642	13,646	13,664	13,674	13,343	
Number of common shares outstanding at period end	13,984	13,812	13,680	13,642	13,642	13,642	13,984	13,642	13,680	13,642	13,686	13,422	
Total market value of common shares	47,546	53,729	54,720	51,294	43,654	37,516	47,546	43,654	54,720	44,473	106,067	158,514	
Financial Position													
Cash and securities	393,742	470,913	443,957	593,945	503,172	320,934	393,742	503,172	443,957	366,806	441,727	425,418	
Cash and securities to total assets (%)	29.16%	32.58%	31.51%	36.53%	31.84%	21.84%	29.16%	31.84%	31.42%	24.30%	30.32%	31.94%	
Total loans	925,434	945,300	929,831	995,802	1,044,556	1,115,534	925,434	1,044,556	929,831	1,110,807	977,727	863,830	
Mortgages and loans to total assets (%)	68.54%	65.39%	66.00%	61.42%	66.09%	75.91%	68.54%	66.09%	66.05%	73.58%	67.03%	64.96%	
Total assets	1,350,218	1,445,591	1,408,920	1,621,309	1,580,516	1,469,641	1,350,218	1,580,516	1,408,920	1,509,662	1,458,656	1,329,729	
Average assets	1,397,905	1,427,256	1,515,115	1,600,913	1,525,079	1,489,652	1,379,569	1,545,089	1,459,291	1,484,159	1,394,193	1,230,478	
Deposits	1,192,779	1,264,132	1,217,136	1,462,488	1,417,663	1,337,265	1,192,779	1,417,663	1,217,136	1,389,455	1,282,756	1,210,555	
Notes payable	75,567	78,072	77,933	107,903	103,647	73,345	75,567	103,647	77,933	70,405	35,660	36,186	
Preferred share liabilities	40,537	37,649	27,892	-	-	-	40,537	-	27,892	-	-	-	
Total shareholders' equity	11,418	17,348	14,666	18,086	13,466	13,892	11,418	13,466	14,666	21,326	57,054	70,650	

* Taxable Equivalent Basis (teb) Adjustment-an addition to interest income to gross up the tax-exempt income earned on preferred shares to an amount which, had it been taxable at the statutory rate, would result in the same after-tax net income as appears in the financial statements. This results in a better reflection of the pre-tax economic yield of these assets and facilitates uniform measurement and comparison of net interest income.

** Amounts have been amended as noted in the April 30, 2010 interim consolidated financial statements. See note 2-"Amendment to Financial Statements."

NET INCOME (teb)
(unaudited)
(\$ thousands)

Page 2

	QUARTER						6 MONTHS ENDED		YEAR ENDED			
	2010		2009				2010	2009	2009	2008*	2007	2006
	Q2	Q1	Q4	Q3	Q2	Q1	Q2	Q2				
Pacific & Western Bank of Canada												
Interest Income (teb)												
Loans	\$ 10,730	\$ 11,099	\$ 13,285	\$ 12,168	\$ 15,512	\$ 15,118	\$ 21,829	\$ 30,630	\$ 56,083	\$ 53,490	\$ 52,814	\$ 47,168
Securities (teb)	3,006	5,361	9,055	7,149	4,325	3,446	8,367	7,771	23,975	18,112	18,194	17,543
Loan fees	856	1,252	375	511	197	577	2,108	774	1,660	3,431	2,618	2,258
Total interest income	14,592	17,712	22,715	19,828	20,034	19,141	32,304	39,175	81,718	75,033	73,626	66,969
Yield %	4.31%	4.94%	5.96%	4.92%	5.39%	5.10%	4.74%	5.10%	5.60%	5.06%	5.29%	5.46%
Interest Expense												
Deposits	10,286	11,163	14,720	17,214	16,439	16,333	21,449	32,772	\$ 64,706	59,005	52,452	44,277
Notes	1,111	1,181	1,181	1,160	946	509	2,292	1,455	3,796	2,551	3,097	2,797
Total interest expense	11,397	12,344	15,901	18,374	17,385	16,842	23,741	34,227	68,502	61,556	55,549	47,074
Cost of funds %	3.37%	3.44%	4.17%	4.56%	4.68%	4.48%	3.48%	4.76%	4.69%	4.15%	3.99%	3.84%
Net interest income	3,195	5,368	6,814	1,454	2,649	2,299	8,563	4,948	13,216	13,477	18,077	19,895
Spread %	0.94%	1.50%	1.79%	0.36%	0.71%	0.61%	1.26%	0.34%	0.91%	0.91%	1.30%	1.62%
Provision (recovery) for credit losses	(735)	26	3,183	148	8	110	(709)	118	3,449	2,836	841	684
Impairment writedown on securities	(326)	-	-	-	-	-	(326)	-	-	(15,044)	-	-
FV adjustment on derivatives	-	-	-	-	-	-	-	-	-	(8,885)	-	-
Other income (charges)	375	29	1,887	507	(275)	(670)	406	(945)	1,449	275	1,626	16,778
Total revenue	3,979	5,371	5,518	1,813	2,366	1,519	9,352	3,885	11,216	(13,013)	18,862	35,989
Non-interest expenses	4,158	4,100	4,269	3,715	3,255	3,391	8,259	6,646	14,630	12,794	12,852	12,193
Net income (loss) before taxes	(179)	1,271	1,249	(1,902)	(889)	(1,872)	1,093	(2,761)	(3,414)	(25,807)	6,010	23,796
Income taxes (recovery)	464	595	1,376	(535)	45	(375)	1,058	(329)	511	(4,913)	2,352	5,570
Non-controlling interest	-	-	-	-	-	-	-	-	-	-	-	354
Net income (loss)	\$ (643)	\$ 676	\$ (127)	\$ (1,367)	\$ (934)	\$ (1,497)	\$ 35	\$ (2,432)	\$ (3,925)	\$ (20,894)	\$ 3,658	\$ 18,580
Reconciliation to net income (loss) of Pacific & Western Credit Corp												
Net income for Pacific & Western Bank of Canada	\$ (643)	\$ 676	\$ (127)	\$ (1,367)	\$ (934)	\$ (1,497)	\$ 35	\$ (2,432)	\$ (3,925)	\$ (20,894)	\$ 3,658	\$ 18,580
Adjust for:												
Additional interest expense on notes and other	928	975	1,249	1,502	1,174	1,171	1,903	2,345	5,096	2,095	422	622
Interest expense on preferred shares	1,187	925	548	-	-	-	2,112	-	548	-	-	-
Non interest expenses	72	116	133	100	71	22	190	92	326	1,231	1,036	230
Other items	-	-	-	-	-	-	-	-	-	1,822	-	742
Net Income (Loss) for Pacific & Western Credit Corp.	\$ (2,830)	\$ (1,340)	\$ (2,057)	\$ (2,969)	\$ (2,179)	\$ (2,690)	\$ (4,170)	\$ (4,869)	\$ (9,895)	\$ (26,042)	\$ 2,200	\$ 16,986
Per common share:												
Basic earnings (loss) per share	\$ (0.21)	\$ (0.10)	\$ (0.15)	\$ (0.22)	\$ (0.16)	\$ (0.20)	\$ (0.30)	\$ (0.37)	\$ (0.74)	\$ (1.93)	\$ 0.14	\$ 1.25
Diluted earnings (loss) per share	\$ (0.21)	\$ (0.10)	\$ (0.15)	\$ (0.22)	\$ (0.16)	\$ (0.20)	\$ (0.30)	\$ (0.37)	\$ (0.74)	\$ (1.93)	\$ 0.14	\$ 1.22
Common share dividends	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ -	\$ 10,787	\$ -
Preferred share dividends paid	\$ 281	\$ 347	\$ 115	\$ -	\$ -	\$ 240	\$ 628	\$ 240	\$ 355	\$ 240	\$ 240	\$ 240
Comprehensive Income												
Net income (loss)	\$ (2,830)	\$ (1,340)	\$ (2,057)	\$ (2,969)	\$ (2,179)	\$ (2,690)	\$ (4,170)	\$ (4,869)	\$ (9,895)	\$ (26,042)	\$ 2,200	\$ 16,986
Other comprehensive income, net of tax												
Net unrealized gains (losses) on assets held as available-for-sale	(3,605)	3,407	(2,345)	7,350	1,636	(4,874)	(198)	(3,238)	1,767	(8,616)	(9,377)	-
Amount transferred to net income (loss) for hedges	-	-	-	-	-	-	-	-	-	190	212	-
Amount transferred to net income (loss) for available-for-sale assets	(629)	(861)	377	184	91	332	(1,490)	423	984	(140)	(1,358)	-
Amount transferred to net income (loss) for impairment writedown on available-for-sale assets	231	-	-	-	-	-	231	-	-	(797)	-	-
	(4,003)	2,546	(1,968)	7,534	1,727	(4,542)	(1,457)	(2,815)	2,751	(9,363)	(10,523)	-
Total comprehensive income (loss)	\$ (6,833)	\$ 1,206	\$ (4,025)	\$ 4,565	\$ (452)	\$ (7,232)	\$ (5,627)	\$ (7,684)	\$ (7,144)	\$ (35,405)	\$ (8,323)	\$ 16,986

* Amounts have been amended as noted in the April 30, 2010 interim consolidated financial statements. See note 2-"Amendment to Financial Statements."

PACIFIC & WESTERN BANK OF CANADA
NET INTEREST INCOME, OTHER INCOME AND TOTAL REVENUES (teb)
(unaudited)
(\$ thousands)

Page 3

	QUARTER						6 MONTHS ENDED		YEAR ENDED			
	2010		2009				2010	2009				
	Q2	Q1	Q4	Q3	Q2	Q1	Q2	Q2	2009	2008*	2007	2006
Net Interest Income	\$ 2,571	\$ 4,700	\$ 6,145	\$ 833	\$ 1,951	\$ 1,553	\$ 7,271	\$ 3,504	\$ 10,482	\$ 10,620	\$ 15,868	\$ 18,245
Taxable equivalent adjustment	623	669	667	621	701	745	1,292	1,446	2,734	2,857	2,209	1,650
Net Interest Income (NII) (teb)	3,194	5,369	6,812	1,454	2,652	2,298	8,563	4,950	13,216	13,477	18,077	19,895
Gains	-	-	-	-	-	-	-	-	-	-	888	16,933
FV adjustment on derivatives	-	-	-	-	-	-	-	-	-	(8,885)	-	-
Impairment writedown on securities	-	-	-	-	-	-	-	-	-	(3,703)	-	(3,230)
Impairment writedown on other assets	-	-	-	-	-	-	-	-	-	(11,341)	(100)	-
Other	49	31	1,887	507	(275)	(670)	80	(945)	1,449	275	839	3,075
Total other income (charges)	49	31	1,887	507	(275)	(670)	80	(945)	1,449	(23,654)	1,627	16,778
Net interest and other income (teb)	\$ 3,243	\$ 5,400	\$ 8,699	\$ 1,961	\$ 2,377	\$ 1,628	\$ 8,643	\$ 4,005	\$ 14,665	\$ (10,177)	\$ 19,704	\$ 36,673
Other income (charges) as a % of total revenue	1.51%	0.57%	21.69%	25.85%	n/m	n/m	0.93%	n/m	9.88%	n/m	8.26%	45.75%
Net interest income-loans	1.67%	1.80%	1.47%	0.37%	1.30%	1.12%	1.71%	1.40%	0.96%	1.30%	2.03%	2.29%
Net interest income-securities	-0.43%	1.28%	2.60%	0.84%	-0.31%	-0.50%	0.60%	-0.85%	1.24%	0.34%	0.21%	0.68%
Net interest income per average assets	0.94%	1.50%	1.79%	0.36%	0.71%	0.61%	1.26%	0.65%	0.91%	0.91%	1.30%	1.62%

(unaudited)
(\$ thousands)

	QUARTER						6 MONTHS ENDED		YEAR ENDED			
	2010		2009				2010	2009				
	Q2	Q1*	Q4*	Q3*	Q2*	Q1*	Q2	Q2*	2009*	2008*	2007	2006
Average loans	\$ 935,367	\$ 937,566	\$ 962,817	\$ 1,020,179	\$ 1,080,045	\$ 1,113,171	\$ 927,633	\$ 1,077,682	\$ 1,020,319	\$ 1,044,267	\$ 920,779	\$ 806,569
Average total assets	\$ 1,388,304	\$ 1,421,907	\$ 1,512,926	\$ 1,597,913	\$ 1,523,954	\$ 1,490,364	\$ 1,374,253	\$ 1,544,241	\$ 1,459,253	\$ 1,483,348	\$ 1,391,161	\$ 1,226,636

* Amounts have been amended as noted in the April 30, 2010 interim consolidated financial statements. See note 2-"Amendment to Financial Statements."

PACIFIC & WESTERN BANK OF CANADA
NON-INTEREST EXPENSES
(unaudited)
(\$ thousands)

Page 4

	QUARTER						6 MONTHS ENDED		YEAR ENDED			
	2010		2009				2010	2009				
	Q2	Q1	Q4	Q3	Q2	Q1	Q2	Q2	2009	2008	2007	2006
Salaries and Employee Benefits												
Salaries	\$ 1,465	\$ 1,395	\$ 1,346	\$ 1,324	\$ 1,320	\$ 1,317	\$ 2,860	\$ 2,637	\$ 5,307	\$ 4,400	\$ 4,512	\$ 4,524
Employee benefits	278	243	371	299	266	258	521	524	\$ 1,194	1,262	2,019	1,705
Total	1,743	1,638	1,717	1,623	1,586	1,575	3,381	3,161	6,501	5,662	6,531	6,229
Premises												
Rent	152	140	173	161	191	168	292	359	693	643	658	391
Depreciation	161	161	166	166	166	166	322	332	664	798	924	512
Other	228	233	214	192	215	222	461	437	843	318	127	295
Total	541	534	553	519	572	556	1,075	1,128	2,200	1,759	1,709	1,198
General and administrative												
Capital and business taxes	190	186	166	210	131	126	376	257	633	496	601	607
Insurance	74	73	71	78	70	69	147	139	288	263	279	258
Listing, sustaining fees and annual meeting	9	4	4	5	8	6	13	14	23	32	22	22
Marketing and business development	111	96	95	66	47	75	207	122	283	358	511	490
Professional fees and services	297	273	467	309	150	135	570	285	1,061	565	504	444
Postage and stationary	38	42	32	27	28	22	80	50	109	135	145	158
Telephone and communications	24	24	27	29	25	31	48	56	112	115	138	131
Travel	187	150	177	157	106	149	337	255	589	618	743	634
Other	944	1,081	961	692	532	647	2,025	1,179	2,831	2,791	1,669	2,022
Total	1,874	1,929	2,000	1,573	1,097	1,260	3,803	2,357	5,929	5,373	4,612	4,766
Total non-interest expenses	\$ 4,158	\$ 4,101	\$ 4,270	\$ 3,715	\$ 3,255	\$ 3,391	\$ 8,259	\$ 6,646	\$ 14,630	\$ 12,794	\$ 12,852	\$ 12,193

PACIFIC & WESTERN BANK OF CANADA
BALANCE SHEET
(unaudited)
(\$ thousands)

Page 5

	QUARTER						YEAR ENDED			
	2010		2009				2009*	2008*	2007	2006
	Q2	Q1*	Q4*	Q3*	Q2*	Q1*				
Cash resources	\$ 38,001	\$ 189,525	\$ 170,650	\$ 212,774	\$ 228,772	\$ 199,055	\$ 170,650	\$ 207,095	\$ 113,091	\$ 207,059
Securities	344,683	269,980	271,660	378,173	271,904	121,317	271,660	158,975	328,306	217,698
Loans										
Residential mortgages	199,333	184,010	183,942	206,568	227,169	310,711	183,942	320,247	247,802	175,363
Government financing-direct and indirect	215,543	230,132	211,680	209,885	229,560	242,477	211,680	266,513	283,000	249,562
Corporate loans	502,724	519,986	521,876	565,668	574,028	548,790	521,876	510,163	412,330	389,407
Personal loans	7,834	11,172	12,333	13,681	13,799	13,556	12,333	13,884	34,595	49,498
Total	925,434	945,300	929,831	995,802	1,044,556	1,115,534	929,831	1,110,807	977,727	863,830
Other assets										
Capital assets	5,825	5,974	6,117	6,278	6,498	6,648	6,117	6,777	8,127	3,536
Other assets	26,707	25,179	29,597	24,969	26,100	27,523	29,597	26,997	28,794	34,154
Total	32,532	31,153	35,714	31,247	32,598	34,171	35,714	33,774	36,921	37,690
Total assets	\$ 1,340,650	\$ 1,435,958	\$ 1,407,855	\$ 1,617,996	\$ 1,577,830	\$ 1,470,077	\$ 1,407,855	\$ 1,510,651	\$ 1,456,045	\$ 1,326,277
Deposits										
Demand	\$ 38,116	\$ 38,153	\$ 39,296	\$ 38,857	\$ 35,649	\$ 29,060	\$ 39,296	\$ 18,860	\$ 7,544	\$ 7,859
Term (including accrued interest)	1,154,663	1,225,979	1,177,840	1,423,631	1,382,014	1,308,205	1,177,840	1,370,595	1,275,212	1,202,696
Total	1,192,779	1,264,132	1,217,136	1,462,488	1,417,663	1,337,265	1,217,136	1,389,455	1,282,756	1,210,555
Other liabilities	26,947	47,780	69,925	31,065	43,391	44,829	69,925	27,206	83,273	11,683
Notes payable	41,500	39,976	39,946	41,500	40,000	20,000	39,946	19,969	29,786	34,000
Shareholders' Equity										
Share capital										
Common	95,365	95,365	95,365	95,365	95,365	87,365	95,365	87,365	42,117	38,117
Retained earnings (deficit)	(1,331)	(688)	(1,364)	(1,237)	130	1,064	(1,364)	2,561	24,654	31,922
Accumulated other comprehensive income (loss)	(14,610)	(10,607)	(13,153)	(11,185)	(18,719)	(20,446)	(13,153)	(15,905)	(6,541)	-
Total	79,424	84,070	80,848	82,943	76,776	67,983	80,848	74,021	60,230	70,039
Total liabilities and shareholders' equity	\$ 1,340,650	\$ 1,435,958	\$ 1,407,855	\$ 1,617,996	\$ 1,577,830	\$ 1,470,077	\$ 1,407,855	\$ 1,510,651	\$ 1,456,045	\$ 1,326,277

* Amounts have been amended as noted in the April 30, 2010 interim consolidated financial statements. See note 2-"Amendment to Financial Statements."

PACIFIC & WESTERN BANK OF CANADA
IMPAIRED LOANS AND ALLOWANCE FOR CREDIT LOSSES
(unaudited)
(\$ thousands)

Page 6

	QUARTER						YEAR ENDED			
	2010		2009				2009	2008	2007	2006
	Q2	Q1	Q4	Q3	Q2	Q1				
Gross impaired loans										
Residential mortgages	\$ 1,179	\$ 1,718	\$ 1,076	\$ 1,076	\$ 1,075	\$ 1,074	\$ 1,076	\$ 1,188	\$ 1,303	\$ 1,106
Business loans	1,489	1,319	1,629	6,035	6,279	6,263	1,629	6,327	-	1,977
Personal loans	2,578	3,664	3,690	4,182	440	450	3,690	276	149	13
Total gross impaired loans	\$ 5,246	\$ 6,701	\$ 6,395	\$ 11,293	\$ 7,794	\$ 7,787	\$ 6,395	\$ 7,791	\$ 1,452	\$ 3,096
Allowance for credit losses										
Specific provisions	\$ 1,012	\$ 1,159	\$ 1,133	\$ 1,041	\$ 993	\$ 985	\$ 1,133	\$ 830	\$ 473	\$ 358
General allowance	4,285	8,401	8,401	5,267	5,167	5,167	8,401	5,212	2,733	2,208
Total allowance for credit losses	\$ 5,297	\$ 9,560	\$ 9,534	\$ 6,308	\$ 6,160	\$ 6,152	\$ 9,534	\$ 6,042	\$ 3,206	\$ 2,566
Reconciliation of allowance for credit losses										
Balance, beginning of period	\$ 9,560	\$ 9,534	\$ 6,308	\$ 6,160	\$ 6,152	\$ 6,042	\$ 6,042	\$ 3,206	\$ 2,566	\$ 1,889
Provision (recovery) for credit losses	(735)	34	3,183	148	8	110	3,449	2,816	841	787
Recoveries (write-offs)	(3,528)	(8)	43	-	-	-	43	20	(201)	(110)
Balance, end of period	\$ 5,297	\$ 9,560	\$ 9,534	\$ 6,308	\$ 6,160	\$ 6,152	\$ 9,534	\$ 6,042	\$ 3,206	\$ 2,566
Total net impaired loans	\$ (51)	\$ (2,859)	\$ (3,139)	\$ 4,985	\$ 1,634	\$ 1,635	\$ (3,139)	\$ 1,749	\$ (1,754)	\$ 530
Total loans	\$ 925,434	\$ 945,300	\$ 929,831	\$ 995,802	\$ 1,044,556	\$ 1,115,534	\$ 929,831	\$ 1,110,807	\$ 977,727	\$ 863,830
Net impaired loans (after general allowance) as a % of total loans	-0.01%	-0.30%	-0.34%	0.50%	0.16%	0.15%	-0.34%	0.16%	-0.18%	0.06%
Gross impaired loans as a % of total assets	0.39%	0.47%	0.45%	0.70%	0.49%	0.53%	0.45%	0.52%	0.10%	0.23%
Allowance for credit losses as a % of gross impaired loans	100.97%	142.67%	149.09%	55.86%	79.04%	79.00%	149.09%	77.55%	220.80%	82.88%