

18.17 Revenues and expenses of trust and mortgage loan companies, 1985-87 (million dollars)

Item	Trust companies			Mortgage companies		
	1985	1986	1987	1985	1986	1987
Revenues						
Interest earned	6,487	7,363	8,087	5,392	5,687	6,716
Dividends	294	327	557	54	31	23
Fees and commissions	696	863	994	19	13	15
Other revenues	231	263	292	261	178	169
Total, revenues	7,708	8,816	9,930	5,726	5,909	6,923
Expenses						
Interest	5,741	6,437	6,918	4,748	4,877	5,386
Depreciation	54	59	75	5	5	4
Amortization	6	4	4	9	13	34
Income taxes	44	41	106	91	84	184
Other expenses	1,635	2,050	2,184	625	770	1,091
Total, expenses	7,480	8,591	9,287	5,478	5,749	6,699
Net profit	228	225	643	248	160	224

18.18 Assets, liabilities and shareholders' equity of trust companies, 1985-87 (million dollars)

Item	1985	1986	1987	Item	1985	1986	1987
Assets				Assets (concluded)			
Cash and demand deposits				Fixed assets, held for own use or for income	528	678	372
Chartered banks				Real estate held for sale	497	412	286
Canadian currency	785	1,164	1,443	Other assets	238	503	336
Foreign currency	33	84	97	Total, assets	64,569	79,360	89,958
Branches of Canadian banks outside Canada	4	4	—	Liabilities and shareholders' equity			
Other institutions in Canada and outside Canada	25	71	28	Liabilities			
Investments in Canada				Savings deposits			
Term deposits				Chequing	7,338	8,629	8,652
Swapped deposits	724	589	392	Non-chequing	3,764	7,620	8,404
Chartered banks				For RRSP	2,733	2,568	2,341
Canadian currency	581	725	759	Other tax shelters	178	77	84
Foreign currency	296	361	423	Term deposits with original term of			
Other institutions	315	306	414	Less than one year	6,111	6,042	7,319
Short-term bills and notes				One to five years	24,256	30,452	36,207
Canada treasury bills	1,906	3,078	1,687	Over five years	175	195	168
Provincial treasury bills and notes	1,000	708	598	For RRSP purposes	11,826	14,055	16,399
Municipal notes	13	2	4	For RHOSP purposes	105
Sales finance companies' notes	99	90	54	Other tax shelters	750	723	900
Commercial paper	2,313	2,018	1,663	Bank loans			
Long-term bonds, debentures and notes				Chartered banks	150	403	214
Canada	880	1,757	1,933	Banks outside Canada	—	—	—
Provincial	1,056	1,019	1,002	Accounts payable	2,088	2,769	2,591
Municipal	361	357	398	Income tax payable	7	-13	-23
Corporation	3,228	4,242	4,395	Owing to parent and affiliated Canadian companies	328	312	793
Investment in units of real estate investment trusts	27	28	8	Other notes and loans payable	966	996	817
Corporation shares	3,960	4,651	5,113	Deferred income	69	51	81
Investment in subsidiaries				Mortgages payable	41	11	17
Shares	285	463	778	Deferred income taxes	199	210	266
Advances	502	345	1,116	Other liabilities	558	787	423
Other investments in Canada	63	75	33	Shareholders' equity			
Investments outside Canada				Share capital			
Corporation shares	129	228	63	Preferred	427	585	614
Other	75	239	235	Common	793	942	1,382
Loans				Contributed surplus	673	818	1,008
Mortgages				Reserves	553	474	512
National Housing Act	8,053	9,035	9,675	Retained earnings	480	656	790
Conventional				Total, liabilities and shareholders' equity	64,569	79,360	89,958
Residential	23,251	29,923	37,154				
Non-residential	5,925	7,190	9,043				
Personal	3,583	4,842	6,057				
Collateral business loans	1,325	1,832	2,045				
Other loans	618	324	244				
Lease contracts	838	876	1,159				
Accounts receivable and accruals	1,052	1,143	953				