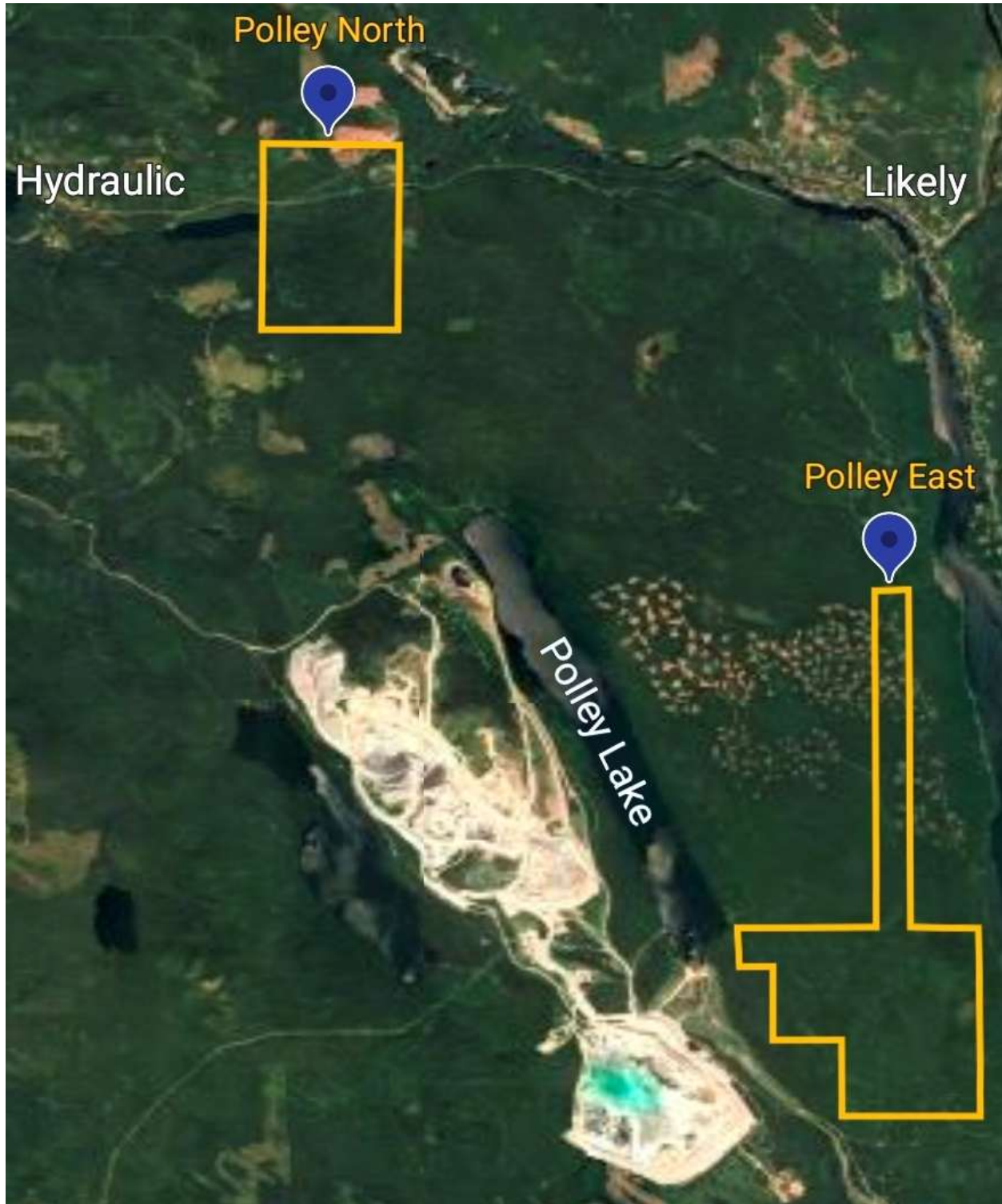


ACQUISITION OPPORTUNITY

THE POLLEY PROPERTY

Strategic Copper-Gold Exploration Asset

British Columbia, Canada



ACQUISITION OPPORTUNITY

INVESTMENT HIGHLIGHTS

Large Strategic Land Position

1,100.66 hectares of mineral claims located within a proven copper-gold district of British Columbia.

Alkalic Porphyry Copper-Gold Target

The Property is interpreted as prospective for an **alkalic porphyry Cu-Au system**, a globally important deposit environment associated with large-scale copper and gold discoveries.

Immediate District-Scale Advantage

Located in the same broader mineral district as the producing Mount Polley Mine, providing strategic geological context and proximity to established mining infrastructure.

EXECUTIVE SUMMARY

Prospectors Micheal Langille and Richard Young presents **The Polley Property**, a high-potential copper-gold exploration opportunity positioned in one of British Columbia's recognized mineral belts.

The Property consists of three mineral claims totaling **1,100.66 hectares** and represents a strategic acquisition opportunity for a private mining company seeking exposure to copper-gold exploration upside in a mature mining jurisdiction.

The geological setting is favourable for discovery, with the Property interpreted to share characteristics associated with alkalic porphyry copper-gold systems, including favourable intrusive environments, structural controls, magnetic responses, and geochemical signatures.

The Property's proximity to the operating Mount Polley Mine provides a significant strategic advantage. Mount Polley is a producing copper-gold-silver operation and demonstrates the established mineral potential of the surrounding district.

ACQUISITION OPPORTUNITY

WHY BUY THE POLLEY PROPERTY NOW

1. Copper-Gold Fundamentals

Copper demand continues to be driven by electrification, infrastructure investment, and energy transition requirements.

Quality copper-gold exploration assets in established jurisdictions are increasingly strategic acquisition targets.

The Polley Property offers exposure to:

- Copper discovery potential
- Gold exploration upside
- British Columbia mining infrastructure
- Established geological district

2. Located Within a Proven Mining District

The Property is located in a region hosting significant copper-gold mineralization.

The nearby Mount Polley Mine has historically produced copper, gold, and silver and is an example of the mineral potential within the district.

The presence of an operating mine nearby provides:

- Geological validation of the district
- Existing regional exploration knowledge
- Nearby infrastructure
- Potential future synergies

3. Compelling Geological Model

The Polley Property targets an **alkalic porphyry Cu-Au system**.

These systems are characterized by:

Host Environment

- Monzonitic intrusive rocks
- Monzodiorite
- Syenitic intrusions
- Island arc geological settings

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Mineralization Potential

Expected mineral assemblages include:

- Chalcopyrite
- Bornite
- Magnetite
- Pyrite
- Gold-bearing mineralization

Copper minerals including chalcopyrite and bornite are recognized in nearby alkalic porphyry systems.

4. Untapped Exploration Upside

The Property has several exploration indicators supporting continued work:

- Similar intrusive and volcanic geology to nearby deposits
- Comparable structural environment
- Magnetic anomalies
- Geochemical indications

Much of the Property may have limited surface exposure due to glacial-derived cover, meaning modern exploration techniques may identify targets not previously exposed at surface.

PROPERTY OVERVIEW

Property: The Polley Property

Location: British Columbia, Canada

Area: 1,100.66 hectares

Claims: Three mineral claims Tenures 1101390, 1112234, 1121170

Deposit Model: Alkalic Porphyry Copper-Gold

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ACCESS & INFRASTRUCTURE ADVANTAGE

The Property benefits from established access via the Likely Road corridor northeast of Williams Lake.

Advantages include:

- Year-round access
- Nearby mining activity
- Regional workforce
- Existing exploration history

PROPOSED ACQUISITION TERMS

Purchase Price \$75,000 CAD Cash

Payable upon completion of definitive agreement.

Vendor Royalty

Vendor retains:

2% Net Smelter Return Royalty

NSR Reduction Option

Purchaser may purchase:

1% NSR Buyback

For:

\$1,000,000 CAD

Resulting royalty:

Remaining 1% NSR

ACQUISITION OPPORTUNITY

STRATEGIC ACQUISITION RATIONALE

The Polley Property offers a private mining company the opportunity to acquire:

- ✓ A large exploration land package
- ✓ A copper-gold target in British Columbia
- ✓ A property near an operating mine district
- ✓ A proven geological environment
- ✓ A low entry acquisition cost
- ✓ Significant exploration leverage

The combination of location, geology, and acquisition terms creates a compelling opportunity for a company seeking copper-gold growth assets

The Polley Property is classified as an **alkalic porphyry Cu-Au exploration target (Deposit Type L03)**.

Alkalic porphyry deposits are important global sources of copper and gold and are commonly associated with intrusive complexes formed in island arc geological environments.

These systems typically develop through hydrothermal processes related to intrusive activity, creating large mineralized zones containing copper and gold.

ALTERATION SYSTEM

The Property is considered prospective based on alteration styles and geological features commonly associated with porphyry systems.

Potential alteration characteristics include:

Potassic Alteration

Associated minerals:

- Biotite
- Potassium feldspar

Calc-Silicate Alteration

These alteration zones can represent areas of strong hydrothermal activity and are often associated with copper-gold mineralization.

ACQUISITION OPPORTUNITY

STRUCTURAL AND EXPLORATION INDICATORS

The Property displays several geological features considered favourable for porphyry-style mineralization:

- Similar intrusive and volcanic rocks to nearby deposits
- Regional structural similarities
- Magnetic responses
- Geochemical anomalies

The Property area has potential for concealed mineralization due to glacial-derived sediment cover masking bedrock exposure.

This creates exploration upside where modern geophysical and geochemical techniques may identify buried mineralized systems.