

Form 51-102F3

**MATERIAL CHANGE REPORT**

**Item 1: Name and Address of Company**

THC BioMed Intl Ltd.  
P.O. Box 20033 Towne Centre  
Kelowna, B.C. V1Y 9H2

**Item 2: Date of Material Change**

September 18, 2024

**Item 3: News Release**

A news release was issued and disseminated on September 23, 2024, and filed on SEDAR+ ([www.sedarplus.ca](http://www.sedarplus.ca)). A copy of the news release is attached as Schedule "A" hereto.

**Item 4: Summary of Material Change**

The Company announced that, on September 18, 2024, it had sold a strata unit in the Acland Road location in Kelowna, B.C. to an arm's length party for a total of \$551,830 in Canadian dollars.

**Item 5: Full Description of Material Change**

The Company announced that, on September 18, 2024, it had sold a strata unit in the Acland Road location in Kelowna, B.C. to an arm's length party for a total of \$551,830 in Canadian dollars (the "proceeds").

The Company used the proceeds from the sale to pay for expenses of the transaction and existing accounts payable including real estate commissions (\$22,347), mortgage payout (\$308,580), creditors (\$210,460), property taxes (\$6,568), and real estate fees (\$3,875).

The Company intends to complete its continuous disclosure filings, audited financial statements and Annual General Meeting. It also intends to apply to the BCSC and CSE for the removal of the Cease Trade Order and reinstatement, respectively. Once approved, the Company intends to resume trading on the CSE.

**Item 6: Reliance on subsection 7.1(2) of National Instrument 51-102**

Not applicable

**Item 7: Omitted Information**

None

**Item 8: Executive Officer**

John Miller, President & CEO  
Telephone: 1-844-THCMEDS

**Item 9: Date of Report**

September 23, 2024

## Schedule "A"



THC BIOMED INTL LTD.  
P.O. Box 20033 Towne Centre  
Kelowna, B.C. V1Y 9H2  
[www.thcbiomed.com](http://www.thcbiomed.com)

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### **THC BioMed Intl Ltd. Closes Sale of Strata Unit in Kelowna, B.C.**

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**THC.CSE**

**THCBF - OTC**

**TFHD.F**

Vancouver, Canada – September 23, 2024 - THC BioMed Intl Ltd. ("**THC BioMed**") or (the "**Company**") is pleased to announce the sale of a strata unit at its Acland Road location in Kelowna, B.C.

The effective date of the closing was September 18, 2024. The Company used the \$551,830 in proceeds from the sale to pay for expenses of the transaction and existing accounts payable: real estate commissions (\$22,347), mortgage payout (\$308,580), creditors (\$210,460), property taxes (\$6,568), real estate fees (\$3,875).

The buyer was an Arm's-Length Party.

The Company intends to complete its continuous disclosure filings, audited financial statements and Annual General Meeting. It also intends to apply to the BCSC and CSE for the removal of the Cease Trade Order and reinstatement, respectively. Once approved, the Company intends to resume trading on the CSE.

For more information, contact:

John Miller, CEO THC BioMed Intl Ltd. T: 1-844-THCMEDS E: [info@thcbiomed.com](mailto:info@thcbiomed.com)

#### **About THC**

About THC Biomed: THC Biomed is a leading cannabis company dedicated to producing high-quality, diverse cannabis products. With a focus on innovation and consumer satisfaction, THC Biomed strives to meet the evolving needs of cannabis enthusiasts through continuous research, development, and product excellence.

#### **Forward-Looking Information:**

This press release may include forward-looking information within the meaning of Canadian securities legislation, concerning the business of THC BioMed. Forward-looking information is based on certain key expectations and assumptions made by the management of THC BioMed. In some cases, you can identify forward-looking statements using words such as "will," "may," "would," "expect," "intend," "plan," "seek," "anticipate," "believe," "estimate," "predict," "potential," "continue," "likely," "could" and variations of these terms and similar expressions, or the negative of these terms or similar expressions. Forward-looking statements in this release include that the Company will complete its continuous disclosure filings, audited financial statements and Annual General Meeting

and the Company will be approved for and resume trading on the CSE. Although THC BioMed believes that the expectations and assumptions on which such forward-looking information is based are reasonable, undue reliance should not be placed on the forward-looking information because THC BioMed can give no assurance that they will prove to be correct. THC disclaims any intent or obligation to update publicly any forward-looking information, whether as a result of new information, future events or results or otherwise, other than as required by applicable securities laws.

***The Canadian Securities Exchange (CSE) has not reviewed and does not accept responsibility for the adequacy or the accuracy of the contents of this release.***