NI 43-101 TECHNICAL REPORT

SHOTGUN PROPERTY

Pemberton, British Columbia, Canada

FOR

LEOCOR VENTURES INC.

Prepared by:
David Hladky, P. Geol.
Effective Date: 6th December, 2018

TABLE OF CONTENTS

LIST OF FIGURES

LIST OF TABLES

ABBREVIATIONS AND ACRONYMS

1st Analytical Derivative……...…1VD
Above Sea Level.....ASL
Activation Laboraties Ltd. ……...……Actlabs
Analytical Signal……..AS
Annual Advance Minimum Royalty.....AAMR
Atomic Absorption Spectonomy ..... AA
Copper ……..…....Cu
Electromagnetic.....EM
Gold .....Au
Hectares…….ha
Inductively Coupled Plasma- Atomic Emission Spectroscopy ……...……ICP-AES
Inductively Coupled Plasma- Emission Spectroscopy ……...……ICP-ES
Inductively Coupled Plasma – Mass Spectrometry.....ICP/MS
Induced Polarization.....IP
Kilometer……..km
Kilometers……...…kms
Leocor Ventures Inc.....”Leocor” or “Optionee”
Mineral Titles Online……..…..MTO
Ministry of Energy and Mines.....MEM
Molybdenum.....Mo
National Instrument NI 43-101 .....NI 43-101
Net Smelter Royalty.....NSR
Parts per million (= grams per ton)……...ppm
Christopher R. Paul, Michael A. Blady and Dev Rishy-
Majaraj…….....the ”Optionor”
Pounds……...lbs
Qualified Person .....QP
Quality Assurance/Quality Control .....QAQC
Residual Magnetic Intensity…….…RMI
Silver .....Ag
Standard Deviation .....Std Dev
Tilt Derivative……...TDR
Total Horizontal Derivative……..THD
Total Magnetic Intensity.....TMI
Universal Transverse Mercator Coordinate System.....UTM
X-Ray Fluorescence …….XRF

1. SUMMARY

Property Description

The Shotgun Property ("**Property**") consists of 5 mineral titles covering 1,930.13 hectares, located approximately 60 km north-west of the town of Pemberton, British Columbia, Canada.

Ownership

The Property is owned, as to 100%, by Mr. Dev Rishy-Maharaj, Christopher Ryan Paul and Michael Adam Blady (collectively, the "**Optionor**"). By agreement dated October 9, 2018, the Optionor granted Leocor Ventures Inc. ("**Leocor**""), an exclusive option to earn a 100% interest in the Property subject to a 3% NSR Royalty, by completing an aggregate of $1,200,000 of exploration expenditures over four years, making cash payments of an aggregate of $75,000 over two years, and issuing an aggregate of 1,200,000 common shares in the capital of Leocor over two years.

Exploration Status

There is no recorded historical work on the Property prior to 2016, and it is Author's opinion that the Property can be considered a new mineral showing. The Property was discovered by reconnaissance stream sediment prospecting which was followed by a preliminary sampling program. Further exploration, consisting of additional sampling and a recent airborne geophysical survey, has led to the staking of additional claims to cover the upstream area of a geophysical and geochemical anomaly.

Geology and Mineralization

The geology of the Property consists of a variety of intrusive bodies of the Mesozoic Coast Plutonic Complex that are dioritic, granodioritic and monzonitic in composition. Mineralization consists of weakly to moderately oxidized zones of disseminated sulphides and quartz veins hosting Cu-Mo-Au mineralization in shear to fault zones. These are associated with a granodiorite body, within and adjacent to the discovery creek (re-named Shotgun Creek) zone. This creek also hosts a variety of additional lithologies including hornblende-diorite, aplite dikes, and a calcareous zone believed to be either limestone, or the result of alteration due to metamorphism.

Conclusions and Recommendations

It is the Author's opinion that geochemical sampling, mapping, and the recent geophysical program on the Property indicate a coincident anomalous zone of potential porphyry or porphyry-related copper mineralization worthy of further examination.

It is recommended that the following exploration activities be completed (as further described in Section 17 of this Report), with Phase 2 being contingent on positive results obtained from Phase 1 identifying a target (or targets) for further testing:

Phase 1:

(i) field work program, consisting of detailed mapping (1:1000 scale) of the lithologies and structures, and associated mineralization and alteration present;
(ii) ground-truthing of the geophysical anomaly and evaluating the association with geochemical anomalies with additional geochemical sampling to determine the nature

and extent of any mineralized zones on surface.

Proposed Cost for Phase 1 Exploration Program

Item	Rate	Units	Totals
Program planning, Data Review			$4,000
Mapping and Sampling Program (28 days)			
Field Crew (4)	$2000/day	28 days	$56,000
Equipment (Auger) Rental	$200/day	28 days	$5,600
Climbing/Sampling Gear Rental	$100/day	28 days	$2,800
Excavator Rental (Channel Sampling)	$1000/day	10 days	$10,000
Geochemical Sampling (cost per sample)	$30/sample	300 samples	$9,000
Accommodation/Meals/Fuel/Supplies	$500/day	28 days	$14,000
Data Compilation and Interpretation			
Digitizing, Data Compilation			$2,000
Interpretation and Report Writing			$2,000
Contingency – 10%			$10,540
		Total	**$115,940**

Phase 2:

Contingent on the results from Phase 1 identifying a target or targets for further testing, a Phase 2 program is proposed to further test these targets, and would include;

(i) test the Phase I targets at depth by trenching and channel sampling; and
(ii) a preliminary helicopter supported diamond drill program.

Proposed Cost for Phase 2 Exploration Program

Item	Rate	Units	Totals
Program planning			$5,000
Drilling Program (30 days)			
Field Crew (4) – Preparation and Drilling	$2000/day	30 days	$60,000
Excavator Rental –	$1000/day	10 days	$10,000
Drill Platform Construction	$5,000/platform	3 platforms	$15,000
Drilling (cost per meter drilled)	$100/meter	600 meters	$60,000
Geochemical Sampling – (Channel/Core per sample)	$30/sample	300 samples	$9,000
Sampling Equipment/Supplies (Bags, core saw rental, QAQC standards and blanks)			$2,000
Accommodation/Meals/Fuel	$200/day	30 days	$6,000
Data Compilation and Interpretation			
Data compilation and verification			$2,500
Interpretation and Report Writing			$2,500
Contingency - 10%			$17,200
		Total	**$189,200**

2. INTRODUCTION

Terms of Reference

This Technical Report (the "**Report**") has been prepared for Leocor Ventures Inc. ("**Leocor**") pursuant to, and for the purposes of, section 4.1 of National Instrument 43-101 – *Standards of Disclosure for Mineral Projects* in connection with a proposed transaction as a result of which Leocor will become a reporting issuer for the purposes of Canadian securities laws.

The Report reviews all available published information relating to the Property, as well as the exploration data completed during the 2015-2018 exploration seasons.

All references to dollars or $ in this Report refer to Canadian dollars (CAD).

As of the date of this Report, the author has not completed a current personal inspection of the Property due to snow on the Property and road closures and restrictions implemented in the area for grizzly bear management and public safety reasons. The author intends to conduct a personal inspection of the Shotgun Property within two weeks of the road closures and restrictions being lifted, which is expected to be sometime in June of 2019.

Sources of Information

The various sources of information and data contained in the Report are listed in the References section at the end of the Report.

David Hladky, P. Geol., the Author, visited the Property in July of 2016 and examined mineralized outcrops and noted sample locations on the Property from the initial 2016 program. The Author has also reviewed the recent work conducted for the Optionor as detailed in the 2016 and 2017 Geochemical Assessments reports on the Property, including the sample location maps and assay certificates, as well as the 2018 airborne geophysical survey data. The Author is of the opinion that taking everything into consideration, all of the information provided was of reasonable quantity and quality from which to derive an opinion of the merits of the Property and compile this report.

3. RELIANCE ON OTHER EXPERTS

The author has not relied on the opinions of other experts in the preparation of this Report, and all interpretations and conclusions contained within this Report are based on the writer's geological expertise and knowledge of the Property.

4. PROPERTY DESCRIPTION AND LOCATION

4.1 Location

The Property is located approximately 60 km north-west by road from the town of Pemberton, B.C. which is approximately 153 km north of the City of Vancouver. The Property is on the south side of the Pemberton Meadows Valley, beneath Mt. Morrison, and across the valley from Face Mountain.

The current claim block is centered at approximately 481,100 E, 5,600,000 N, in UTM NAD 83 Zone 10 North.

Figure 1: Location Map of Shotgun Property, British Columbia (1:6,000,000; Drawn by D. Rishy-Maharaj, 2016)

4.2 Mineral Tenure

The Property consists of 5 mineral titles, totaling 1,930.13 hectares. The details of the status of tenure ownership of the Property were obtained from the Mineral Tenures Online (MTO) database system managed by the B.C. Ministry of Energy, Mines and Petroleum Resources. The system allows access to mineral tenures acquired electronically on-line using a grid cell selection system.

The information posted on the MTO website indicates that ownership of the 5 claims listed in Table 1 is divided equally between the 3 people who comprise the Optionor: 34% by Mr. Dev Rishy-Maharaj (Free Miners Certificate No. 281925); 33% by Mr. Christopher Ryan Paul (Free Miners Certificate No. 269478); and 33% by Michael Adam Blady (Free Miners Certificate No. 278776).

The type of mineral claim, identifying number and the expiration date of the claims is as set forth below:

Table 1: List of Mineral Tenures for the Shotgun Property, B.C.

Title No.	Claim Name	Owners	Title Type	Issue Date	Good To Date	Status	Area (ha)
1042883	SHOTGUN	281925 (34%); 269478 (33%); 278776 (33%)	Mineral	2016/Mar/16	2024/Sep/13	GOOD	246.33

1045114	SHOTGUN2016A	281925 (34%); 269478 (33%); 278776 (33%)	Mineral	2016/Jul/03	2024/Sep/13	GOOD	20.53
1045682	SHOTGUN2016B	281925 (34%); 269478 (33%); 278776 (33%)	Mineral	2016/Jul/30	2022/Jan/15	GOOD	225.86
1061231	SHOTGUN2018A	281925 (34%); 269478 (33%); 278776 (33%)	Mineral	2018/Jun/15	2019/Jun/15	GOOD	574.99
1061276	SHOTGUN2018B	281925 (34%); 269478 (33%); 278776 (33%)	Mineral	2018/Jul/17	2019/Jun/17	GOOD	862.42
							1,930.13

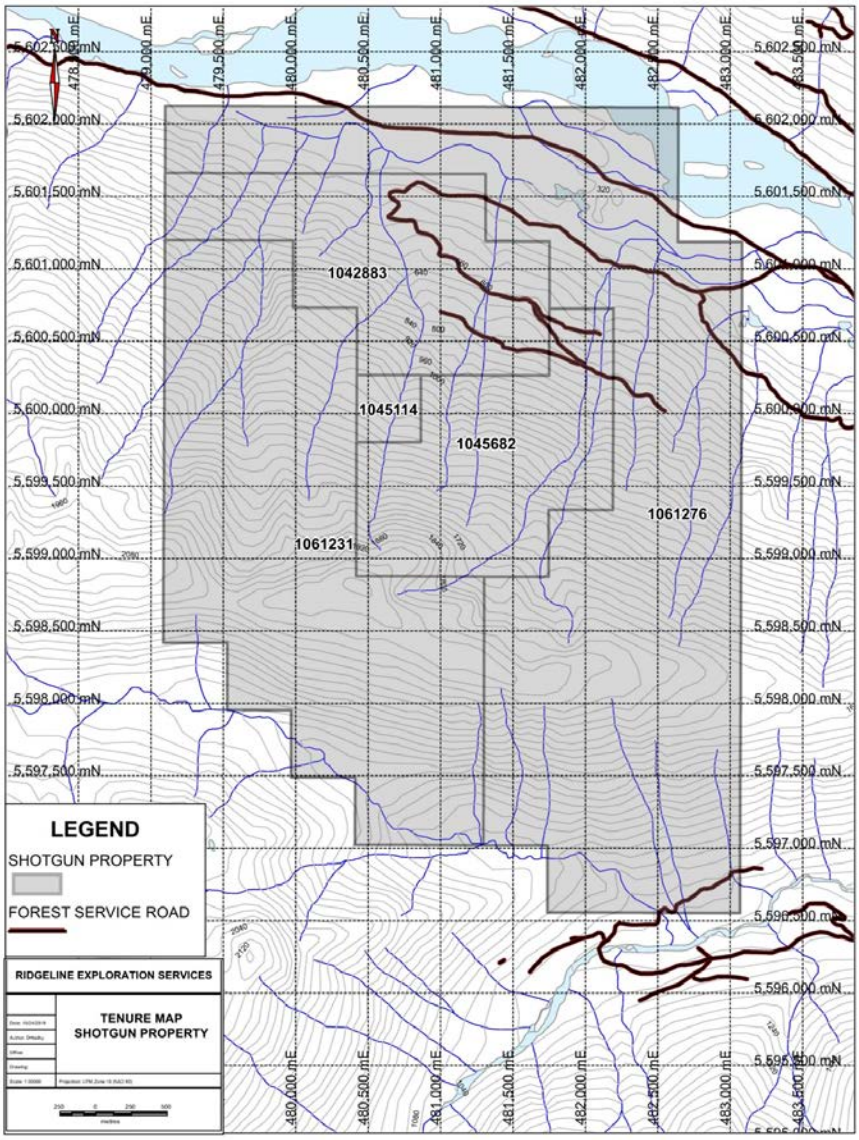

Figure 2: Map of the Mineral Tenures for the Shotgun Property, B.C. (Scale 1:30,000; D. Hladky, 2018)

4.3 Claim Acquisition and Work Requirements

Mineral and Placer Claims in British Columbia can be acquired and maintained using the MTO online system. The initial fee for registration of a selected cell is $1.75 per hectare, and results in a tenure number for the registered claim, a commencement date ("**Date of Issue**") coincident with the date the claim was registered, and is good until the "Expiry Date" that is one year from the Date of Issue.

To maintain a claim beyond the expiry date, the following exploration and development work or cash-in-lieu must be performed and registered on or before the expiry date for the claim. Failure to maintain a claim in good standing results in the forfeiture of the claim on the expiry date.

Mineral Claim – Work Requirement

- $5 per hectare for anniversary years 1 and 2;
- $10 per hectare for anniversary years 3 and 4;
- $15 per hectare for anniversary years 5 and 6;
- $20 per hectare for subsequent anniversary years.

Mineral Claim – Cash-in-lieu of work

- $10 per hectare for anniversary years 1 and 2;
- $20 per hectare for anniversary years 3 and 4;
- $30 per hectare for anniversary years 5 and 6;
- $40 per hectare for subsequent anniversary years.

4.4 Underlying Option Agreement

The Property is owned, as to 100%, by the Optionor. By agreement dated October 9, 2018 among the Optionor and Leocor (the "**Option Agreement**") the Optionor granted Leocor an exclusive option to earn a 100% interest in the Property subject to a 3% NSR, by: completing an aggregate of $1,200,000 of exploration expenditures over four years; making cash payments of an aggregate of $75,000 over two years; and issuing an aggregate of 1,200,000 common shares in the capital of Leocor over two years.

The agreement will terminate if Leocor fails to make any of the required payments, or to issue any of the required shares by the dates listed.

Exploration Expenditures

The aggregate of $1,200,000 in exploration expenditures are to be incurred as follows:

Completed By:	**Exploration**
December 31, 2019	$50,000
December 31, 2020	$100,000
December 31, 2021	$300,000
December 31, 2022	$750,000
Total	**$1,200,000**

Excess expenditures from one year may be applied to the following year, and any shortfall in exploration expenditures may be paid in cash.

Shares of Optionee

The 1,200,000 shares issuable to the Optionor are to be issued as follows: (i) 600,000 shares on or before the date Leocor becomes a listed issuer; (ii) 300,000 shares on or before December 31, 2019; and (iii) 300,000 shares on or before December 31, 2020.

Cash Payments to Optionor

Optionee will make a total of $75,000 in cash payments to the Optionor according to the following schedule:

$45,000	On or before the date the Optionee becomes a listed issuer
$15,000	On or before December 31, 2019
$15,000	On or before December 31, 2020

There are no royalties, back-in rights, payments or other agreements or encumbrances to which the Property is subject except that pursuant to the Option Agreement, the Optionor will retain a 3% NSR Royalty on the Property, of which Leocor will have the right to purchase 1% of this royalty for $1.0 million at any time prior to: (i) the concentrator processing ores, for other than testing purposes, has operated for a period of 45 consecutive days at an average rate of not less than 70% of the design capacity; or (ii) if a concentrator is not erected on the Property, when ores have been produced for a period of 45 consecutive productions days at a rate of not less than 70% of the mining rate specified in a study and mine plan recommending placing the Property in production.

Beginning on May 31, 2020 and annually thereafter, Leocor will be required to make an Annual Advance Minimum Royalty (AAMR) payment of $100,000 to the Optionor. The AAMR and NSR buyout payments will be adjusted annually according to the CPI with a base of May 31, 2020. The AAMR is deductible from future NSR payments.

There are no overlapping tenures, nor First Nations interests noted in the Project area. A Special Timber License (#7669P) registered in the Lillooet District exists on the northern half of the tenure, and is evident by the logging roads allowing access to the Project.

Any future additional exploration such as Geophysical IP Surveying or Exploration Drill Programs will require a Notice of Work application to be issued by the Ministry of Energy and Mines (MEM), Mineral Development Office in Vancouver, or the regional office located in Victoria.

There are no other significant factors and risks that may affect access, title or the right or ability to perform work on the Property. There are no known environmental liabilities to which the Property is subject.

5. ACCESSIBILITY, CLIMATE, LOCAL RESOURCES, INFRASTRUCTURE AND PHYSIOGRAPHY

5.1 Access

The Property is accessible from Vancouver, B.C. via paved Highway 99 (The Sea-To-Sky Highway) to Pemberton, B.C. (153.4 kms), followed for 60 kms by the Pemberton Meadows Road and the South Lillooet River Forest Service Road. The Pemberton Meadows Road is a paved road serving a number of rural residences, which leads into a well-maintained gravel Forest Service road leading to the Mount Meager massif. At the 11.8 km point, a turn off to the south leads up to the Property.

Continued logging in the area means that the service road is well maintained, and assures continuous access to the northern margin of the Property. On the Property, a network of de-activated spur roads are accessible by 4 x 4 vehicle, and lead up the mountain to cover parts of the

central parts of the claims block. Additionally a few overgrown skidder roads are also present and allow walking access for exploration crews.

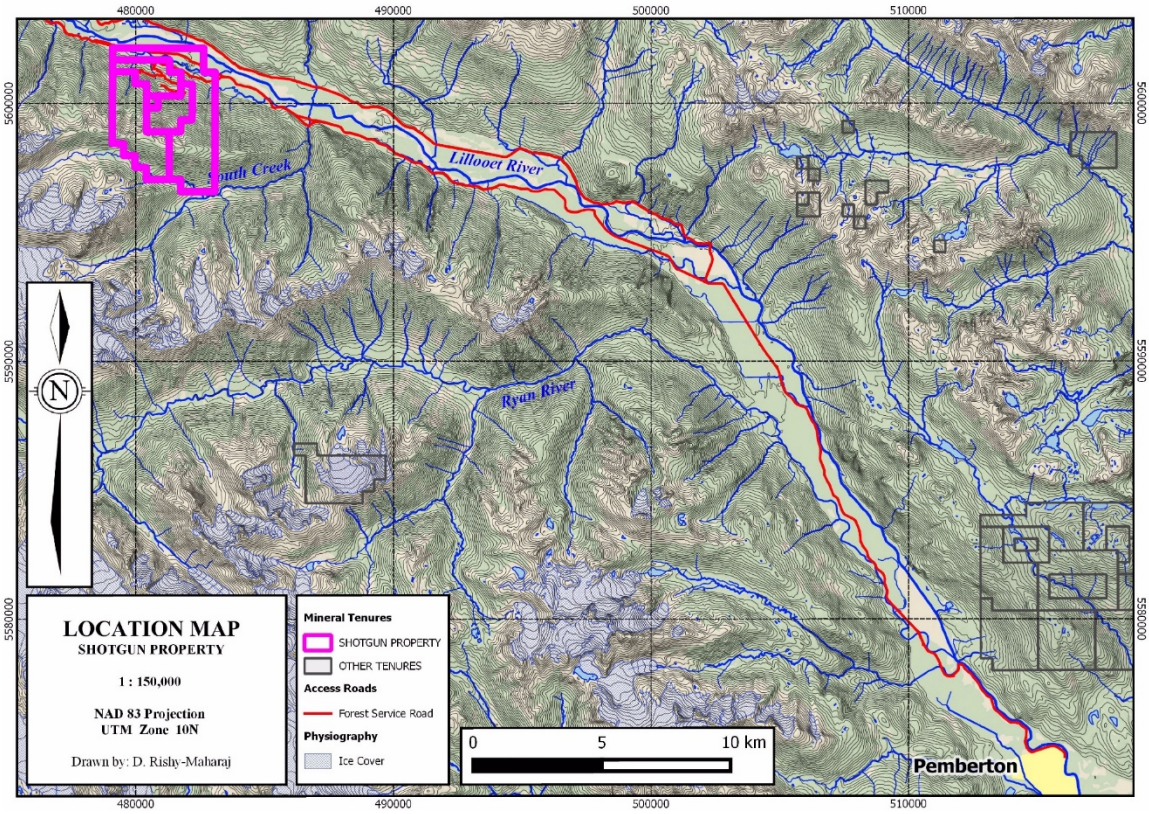

Figure 3: Location Map of Shotgun Property, Pemberton (1:150,000; Adapted from D. Rishy-Maharaj)

5.2 Topography, Elevation and Vegetation

The terrain on the Property is steep, and consists of northward facing slopes leading to the Lillooet River. The elevation is 320 meters ASL closest to the river at the north end, to over 2040 meters ASL covering the uppermost ridgelines. There are several incised drainage canyons leading to the river, making contouring east-west difficult, and locally some steeper slopes and bluffs would require mountaineering equipment to safely access. While the winters are mild, due to the high amount of precipitation in the mountains in the form of snowfall, melting in the spring can be hazardous due to the increased meltwater in the drainages.

The Pemberton Valley is a unique weather system, and is typically warmer than the surrounding centers such as Whistler. The total average annual precipitation is 955 mm, with the average precipitation in the summer months (July – September) of 104 mm and in the winter months (November through March) of 575 mm. The average high/low temperature in July is 26.8 and 11.1 deg Celsius, and in January of -3.3 and – 5.8 deg Celsius. The average annual snowfall is 169 mm..

Multiple generations of tree harvesting on the Property have led to a variable forest density, with thick regrowth present in some areas, and old-growth cedar forest cover in others. There is evidence of large landslides and winter avalanches with fresh failure surfaces, boulder fields, fallen trees and large debris-flow deposits visible throughout the Lillooet River Valley.

The central area of the Property consists of a fault-controlled bedrock-confined creek, containing

mixed gravels of fluvial and colluvial sediments in a thin to several meters cover over the bedrock. The steeply banked slopes of the creek zone funnel rain water and winter melt water carrying rock and sediments from above into the central drainage, and evidence of locally catastrophic amounts of material coming down are evident by striations in the mud and rock well above the creek bottom.

In between the central canyonized zones the topography is less steep, and covered with variably thick, well-developed colluvial soils with significant ash beds and lamillae believed to have derived from the active Mount Meager volcanic complex ~19 km to the west. Ash deposits of up to 50 cm (0.5 m) in thickness have been observed on the Property, and have complicated the acquisition of soil samples in some areas.

5.3 Infrastructure and Resources

The Town of Pemberton, B.C., located approximately 60 km south west or one hour drive from the Property, has a year round population of ~2,500 though is located on the Highway 99 and a popular tourist location in the summer and winter in association with nearby Whistler. As such, there is available year-round lodging and full service fuel, food, labour and supplies.

High tension power lines run all along the Pemberton Meadows Road to within 21 km from the Property boundary. Charter helicopter services are available in Whistler, with an estimated flight time of half an hour. Telephone and internet reception are not presently available on the Property.

5.4 Climate

Exploration and drilling are limited by winter weather conditions, with the ideal periods between mid-June to late-October.

6. HISTORY

6.1 Prior Ownership

The first Shotgun claim (Title No. 1042883, 246.33 ha) was staked in 2016 by the Optionor to cover anomalous stream sediment samples taken in late 2015, in what was initially known as "Anomaly Creek". The Optionor then followed this up by staking the Shotgun2016A claim (Title No. 1045114, 20.53 ha) to cover the northern extension of the anomalous zone as outlined by preliminary soil and rock sampling, and the Shotgun2016B claim (Title No. 1045682, 225.86 ha) to further cover the anomalous zone upstream to the southwest, as outlined by further soil sampling and geophysics.

In July of 2016, the Optionor granted to Supreme Metals Corp. an option to acquire a 100% interest in the Property on and subject to the terms set out in the option agreement. Supreme Metals Corp. enlisted the services of the Author to compile the preliminary technical report on the Property, NI 43-101 Technical Report, Shotgun Property, August 10, 2016. On or before August 8th of that year, after making the first payment of shares and share issuances under the option agreement, Supreme Metals Corp. provided notice to the Optionor that they had decided to focus on their other properties and would be terminating the option agreement. All concessions were returned to the Optionor, who has since maintained them in good standing.

In 2018, Anomaly Creek was re-named "Shotgun Creek" and upon further sampling and receipt of additional geochemical anomalies from the area, as well as the completion of a helicopter geophysical survey, the Optionor staked additional claims to surround and expand upon the original claims. Claims Shotgun2018A (Title No. 1061231, 574.99 ha) and Shotgun2018B (Title No.

1061276, 862.42 ha) were staked, and between them covered additional ground to the north down to the river, and south to cover the southern ridge and the geophysical anomaly and source of anomalous copper mineralization in geochemical sampling.

On October 9th, 2018, an option agreement between Leocor and the Optionor was signed, whereby Leocor may earn 100% of the Property as per the terms outlined in section 4.4 Underlying Option Agreement.

6.2 Previous Exploration

There is no documented exploration on the Property prior to 2015. The nearest MINFILE/ARIS reports (AR04664, AR08220, AR09712, AR10905, AR11410) are plotted approximately 20 km to the southeast in the Ryan River drainage system.

In late 2015, reconnaissance stream sediment sampling by the Optionor identified surface oxidation and altered granitic float boulders occurring over a zone within and adjacent to the main creek on the Property. Silt (stream sediment) sampling returned values of 807 ppm Cu in the initial discovery zone, and resulted in preliminary staking of the Property in early 2016.

In 2016, Supreme Metals Corp. was granted an option to acquire an interest in the Property and that summer conducted follow-up work including further prospecting silt, soil and rock sampling, including a 65 sample soil grid, and a ground magnetic survey. Geochemical results included values of up to 0.77% Cu, 3.93 g/t Ag and 0.22 g/t Au in rock, 2,317 ppm in soil, and 2,874 ppm Cu in silt, and numerous magnetic features were identified. Shotgun Creek was recognized as the likely origin of a Cu in silt anomaly averaging over 500 ppm over a 1.8 km length up the creek. A prominent central outcrop containing mineralization in heavily altered intrusives was identified within the drainage, and additional claims were staked to cover this and the surrounding area.

Of the samples, those taken prior to May 13th, 2016 were sent to Met-Solve Analytical Services in Langley, BC and analyzed by aqua regia digestion with 51-element ICP-AES/MS finish. Subsequent samples from that season were initially analyzed for 21 elements using an Innov-X Delta Premium bench top XRF unit, with 9 samples representing a range of values, submitted for aqua regia digestion/ICP finish at Met-Solve Analytical Services in Langley, BC.

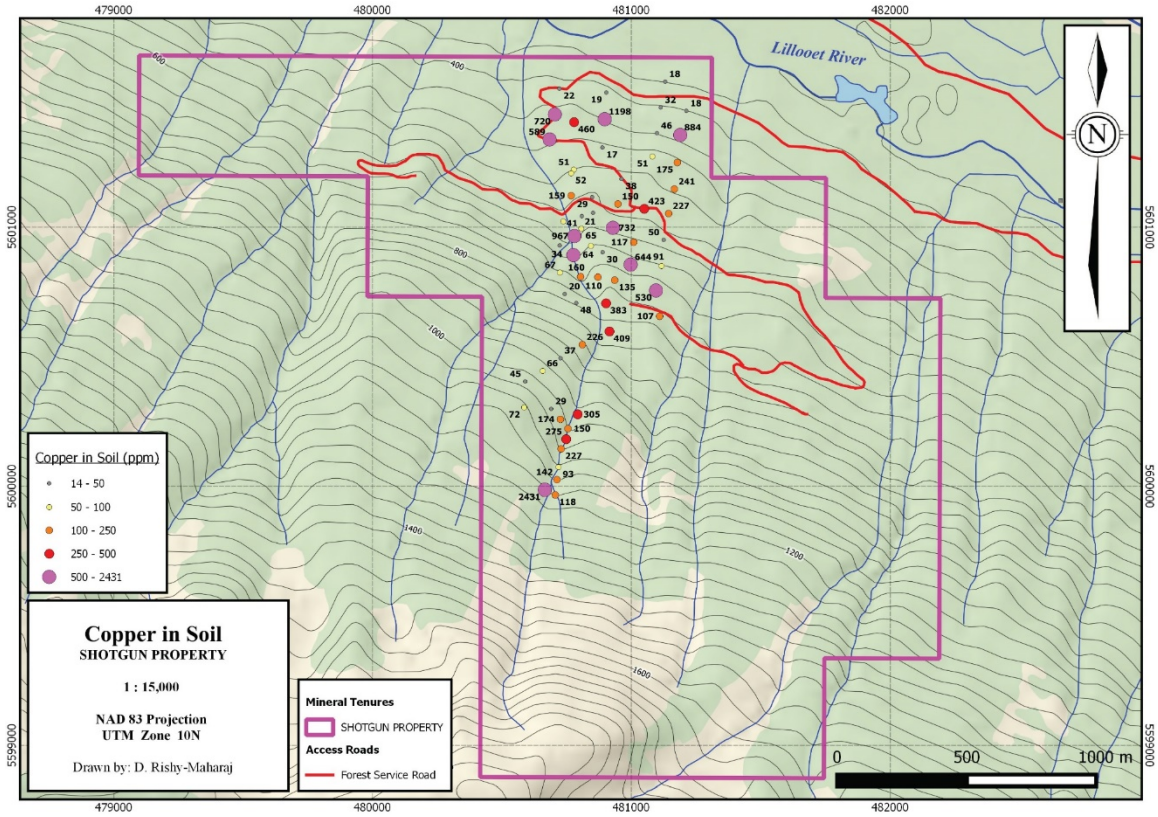

Figure 4. Copper in Soil Samples, Shotgun Property (1:15,000; Drawn by D. Rishy-Maharaj, 2016)

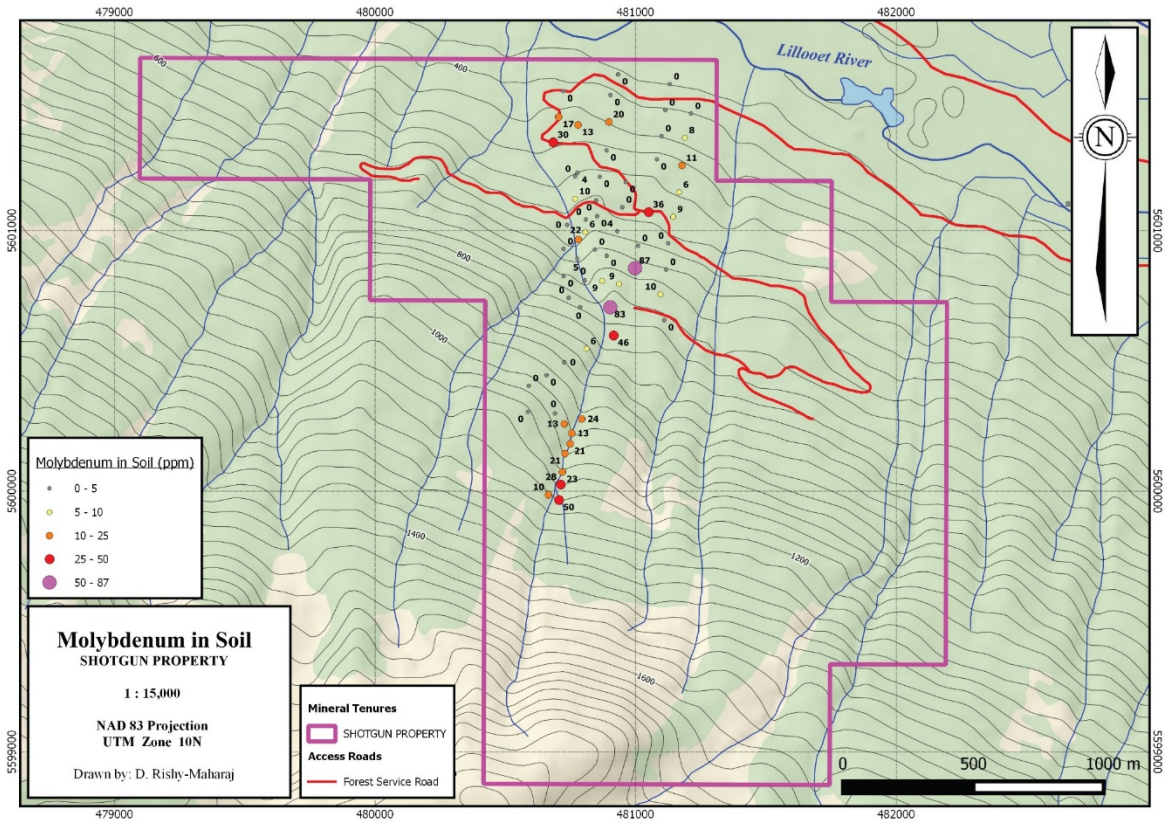

Figure 5: Molybdenum in Soil Samples, Shotgun Property (1:15,000; Drawn by D. Rishy-Maharaj, 2016)

A ground magnetometer survey was completed on the Property at the end of July, 2016. This was along 100 and 150 meter spaced lines following the geochemical grid, using a GSM-19W Overhauser "Walking" magnetometer as a rover unit, with a sampling frequency of 1 measurement per second (1 Hertz). A second GSM-19 Overhouser "base" unit was set up near the corner of the grid (see Figure 9), to take readings every 5 seconds of the diurnal variation to allow for correction of the rover values. The challenging brush and terrain issues caused some variation from the intended grid, so additional readings were taken along the forest service roads to improve the coverage. A total of 8 line-kilometers of magnetic surveying was completed.

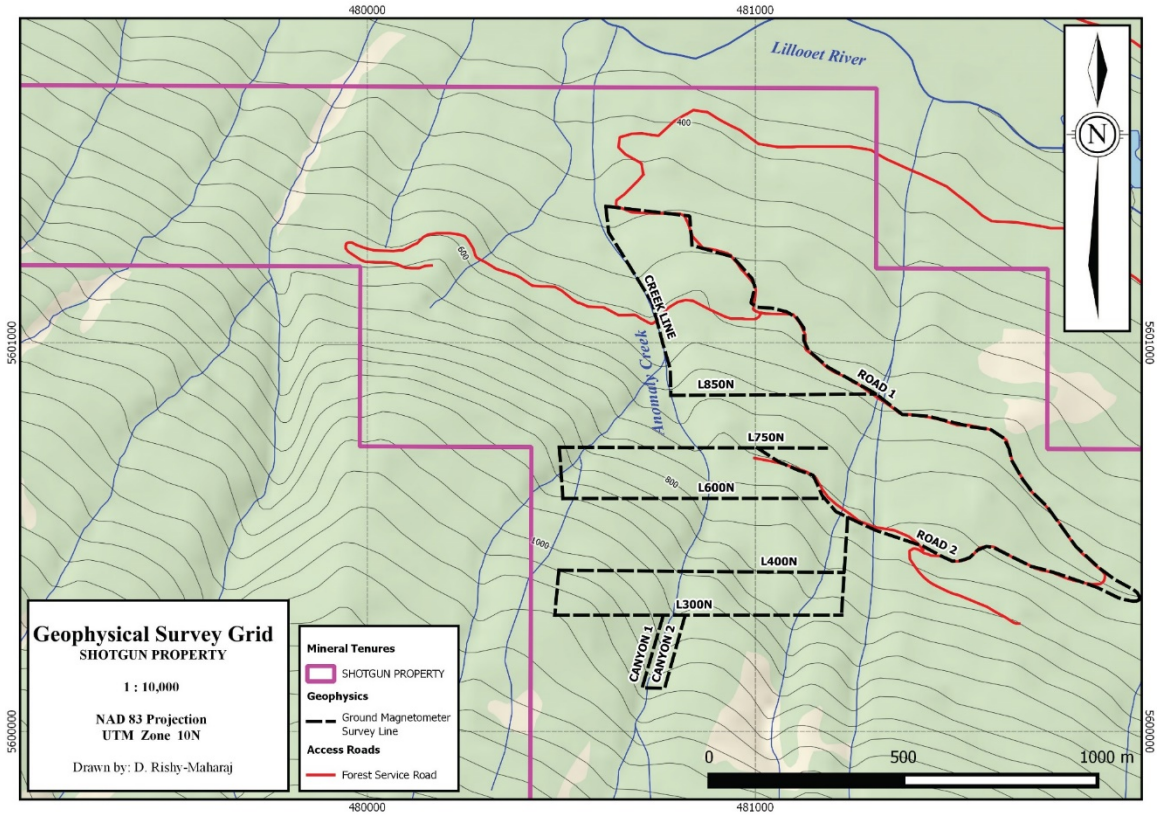

Figure 6. Geophysical Survey Grid of the original Shotgun Property, 2016 (1:10,000; Drawn by D. Rishy-Maharaj, 2016)

The coordinates for the rover unit were obtained using a handheld GPS, and all field data was corrected using GemLink software to remove any diurnal variation to define the Total Magnetic Intensity (TMI) for each sample location. The positioning data and magnetometer readings were combined and the data was gridded using a minimum-curvature method using Surfer 13 mapping software, and plotted into a colour-coded TMI map (Figure 7).

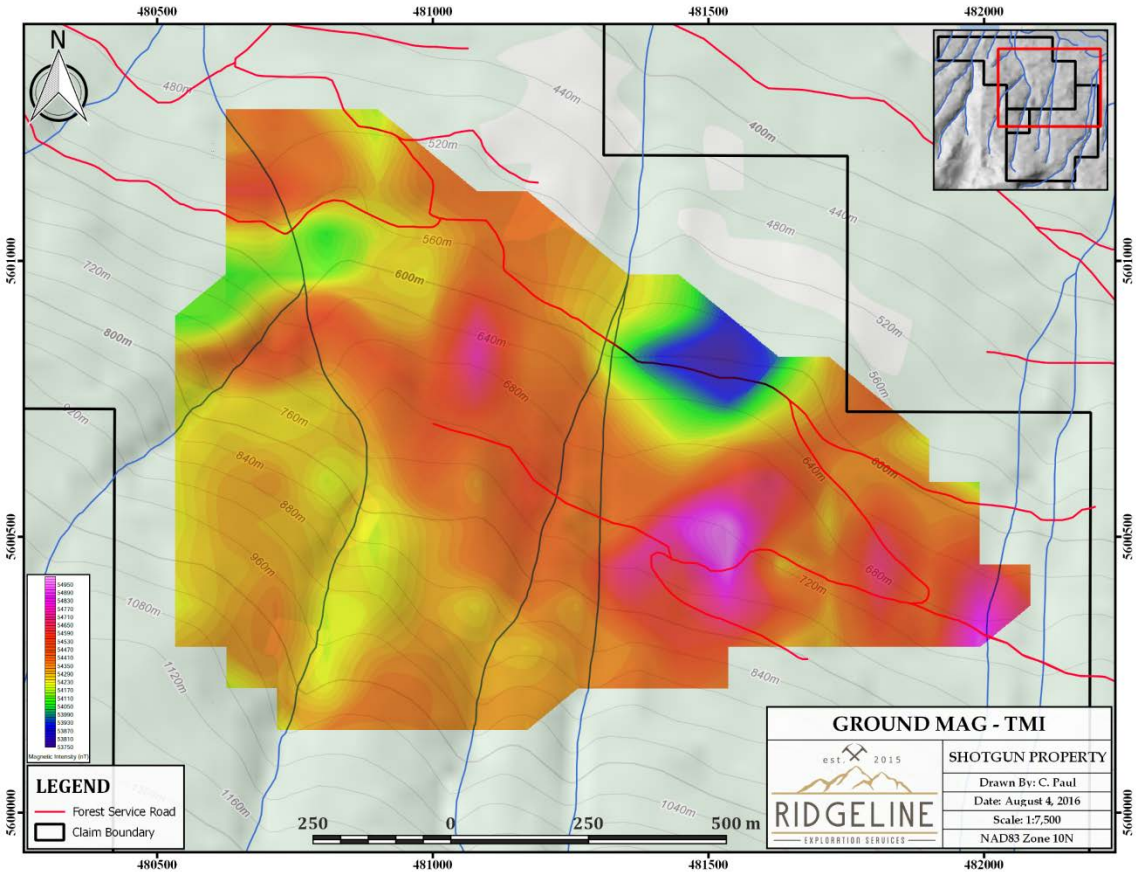

Figure 7. Ground Mag TMI Map of the Shotgun Property, 2016 (1:7,000; Drawn by C. Paul, 2016)

Supreme Metals Corp. terminated the option agreement in August of 2016, and the following year the Optionor contracted DRM Exploration Consulting to conduct a small prospecting and geochemical sampling program, consisting of reconnaissance silt sampling of drainages near the eastern boundary of the tenure and sampling of a gossan area mapped above the Shotgun showing. Hand trenching was used to excavate the gossanous zone in an attempt to reach bedrock, and 6 samples were taken of the trenched sub-crop. The results included additional anomalous Copper values, including 2,420 ppm Cu, as well as 2.0 g/t Ag and 36.8 ppb Au.

The preliminary exploration of the Property has entailed the sampling and geochemical analysis of a variety of sample types, including silt (stream sediment), soil and rock samples. Analytical techniques have included shipping samples to ISO 9001:2008 certified labs for assaying, as well as using XRF technology as a preliminary means of checking for geochemical anomalies, followed by selective checking of a range of samples for accuracy. While the procedures for sample acquisition and delivery to the lab are appropriate, the operators have not insert their own quality control samples, and instead relied upon the labs internal quality control sampling. The results of this assaying has been evaluated by the Author and are deemed reliable, though it is suggested that future work entail additional quality control procedures, as outlined in Section 11. Sample Preparation, Analyses and Security.

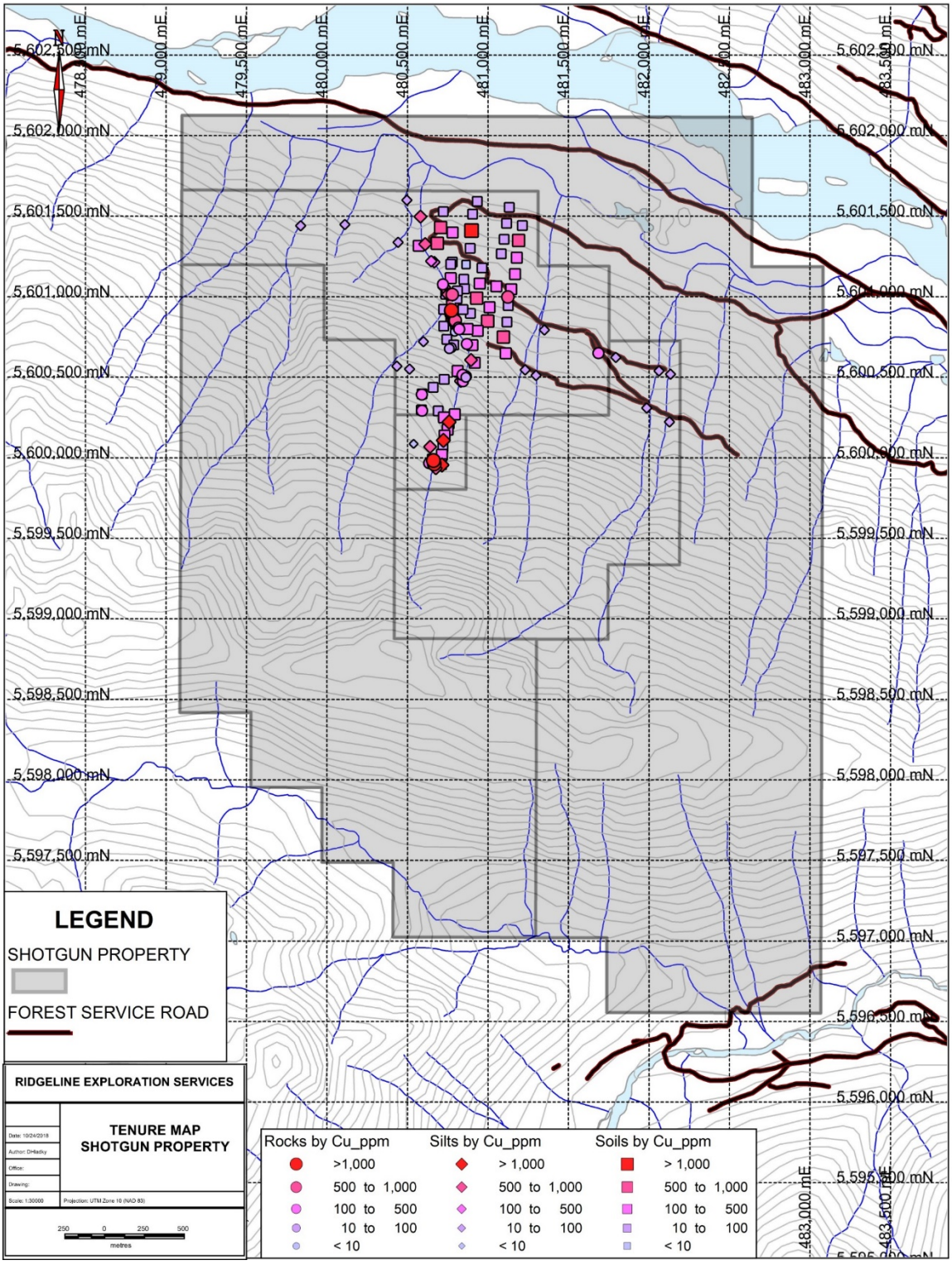

Figure 8. Tenure Map Outlining Compiled Rock, Silt and Soil Samples, Shotgun Property (1:30,000; Drawn by D. Hladky, 2018)

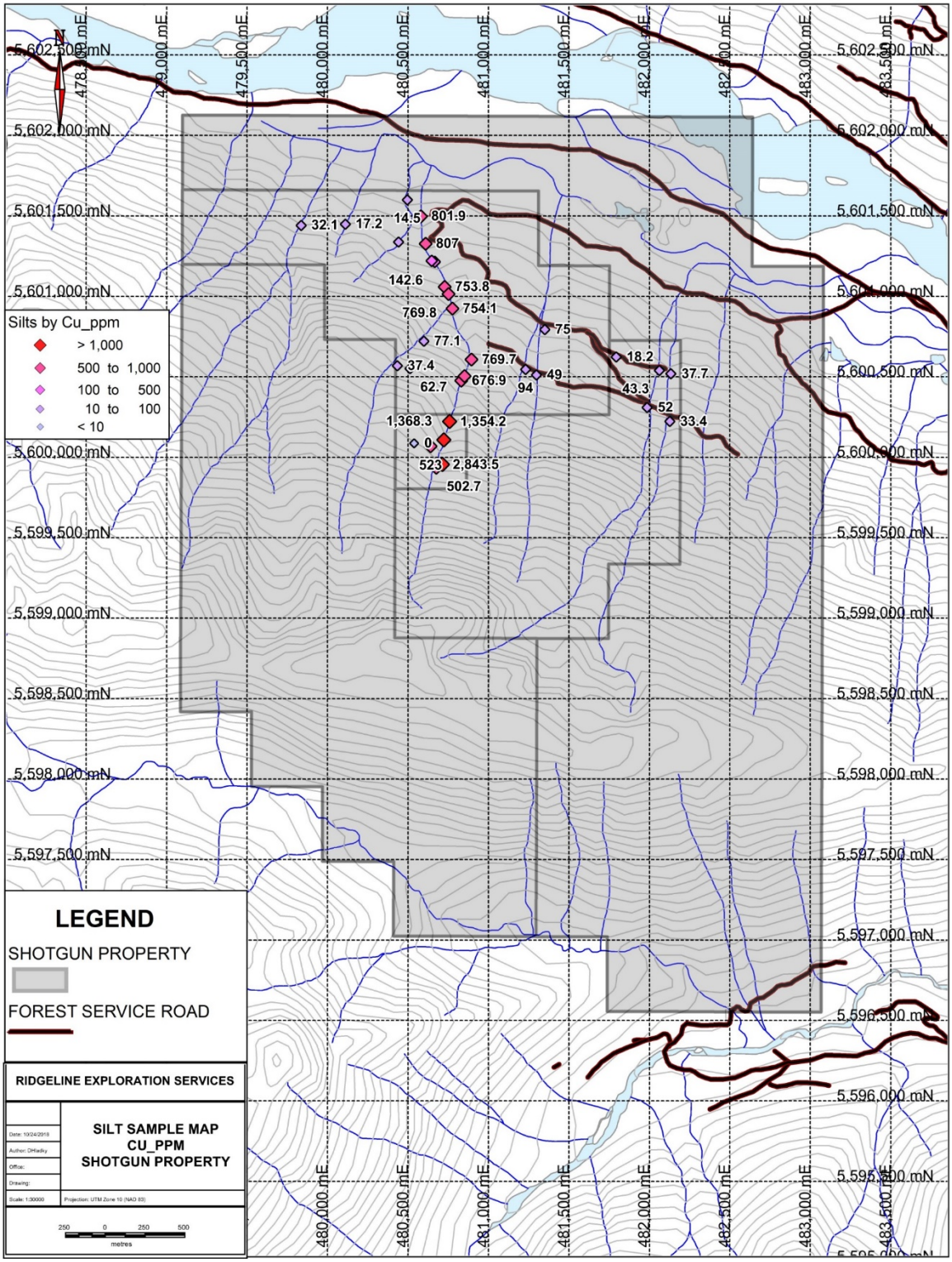

Figure 9. Copper in Compiled Silt (Stream Sediment) Samples, Shotgun Property (1:30,000; Drawn by D. Hladky, 2018)

In 2018, a 444.297 km airborne magnetic geophysical survey was flown over the claims. The purpose of the survey was to map the magnetic properties of the survey area, in order to assist in geological mapping and detect possible zones of bedrock mineralization and alteration. The survey was flown using a GEM Systems GSMP-35A(B) magnetometer (the “bird”) towed beneath an Astar 350 B2 helicopter, and attached with a 100 foot long line cable. The survey lines were oriented roughly north-west to south-east in order to effectively contour the steep topography, and GPS location data was captured with a Novatel GPS sensor on the bird, to ensure accurate positioning of the geophysical data. The bird was also fitted with a radar altimeter to measure the distance to the ground or canopy, and an attitude sensor to measure the yaw, pitch and roll of the bird throughout the survey. The data acquired from the survey was corrected, process and interpolated using Geosoft Oasis Montaj software.

The results of this survey are displayed in the following figures:

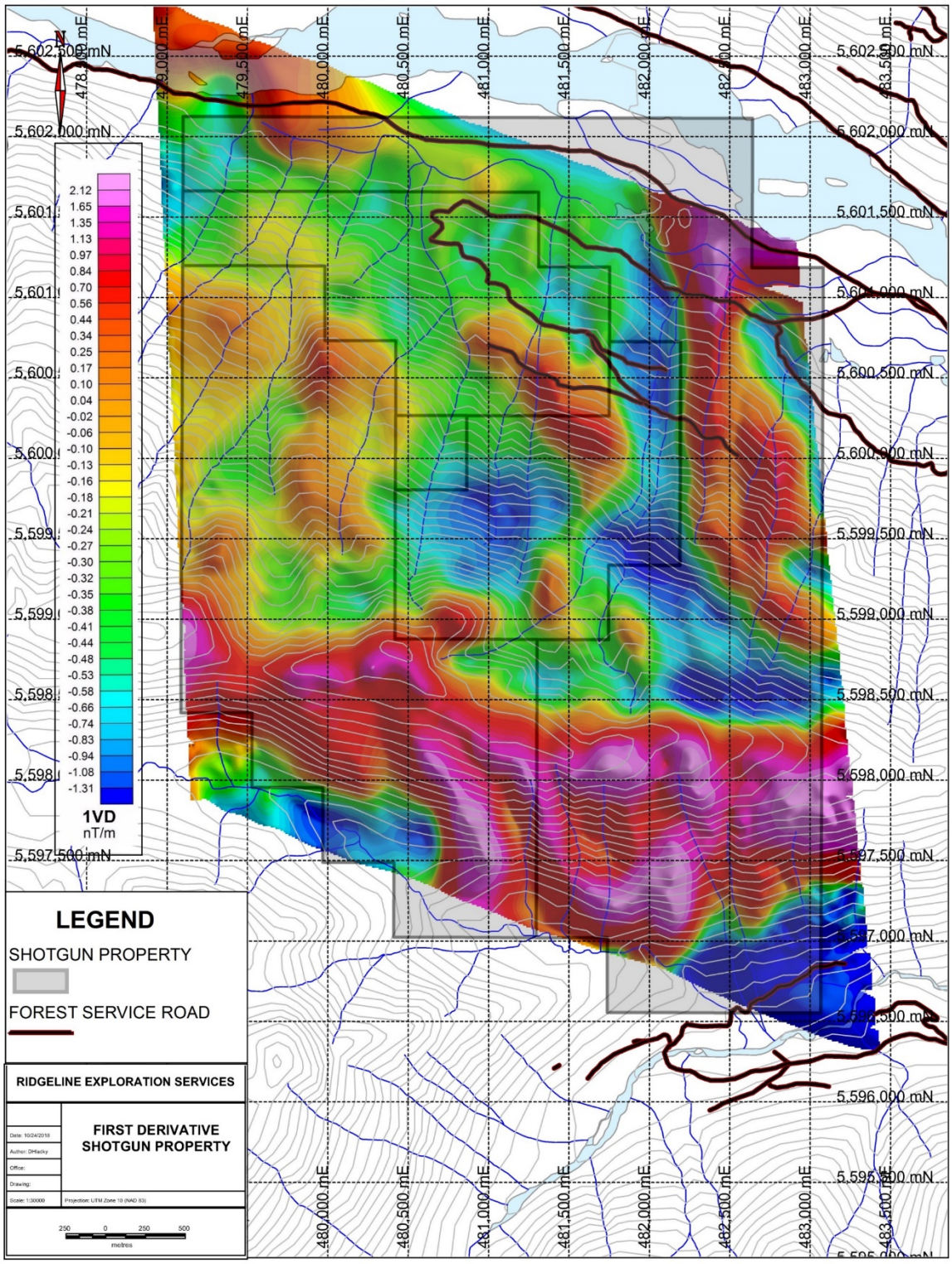

Figure 10: 1st Vertical Derivative (1VD) (1:30,000; Drawn by D. Hladky, 2018)

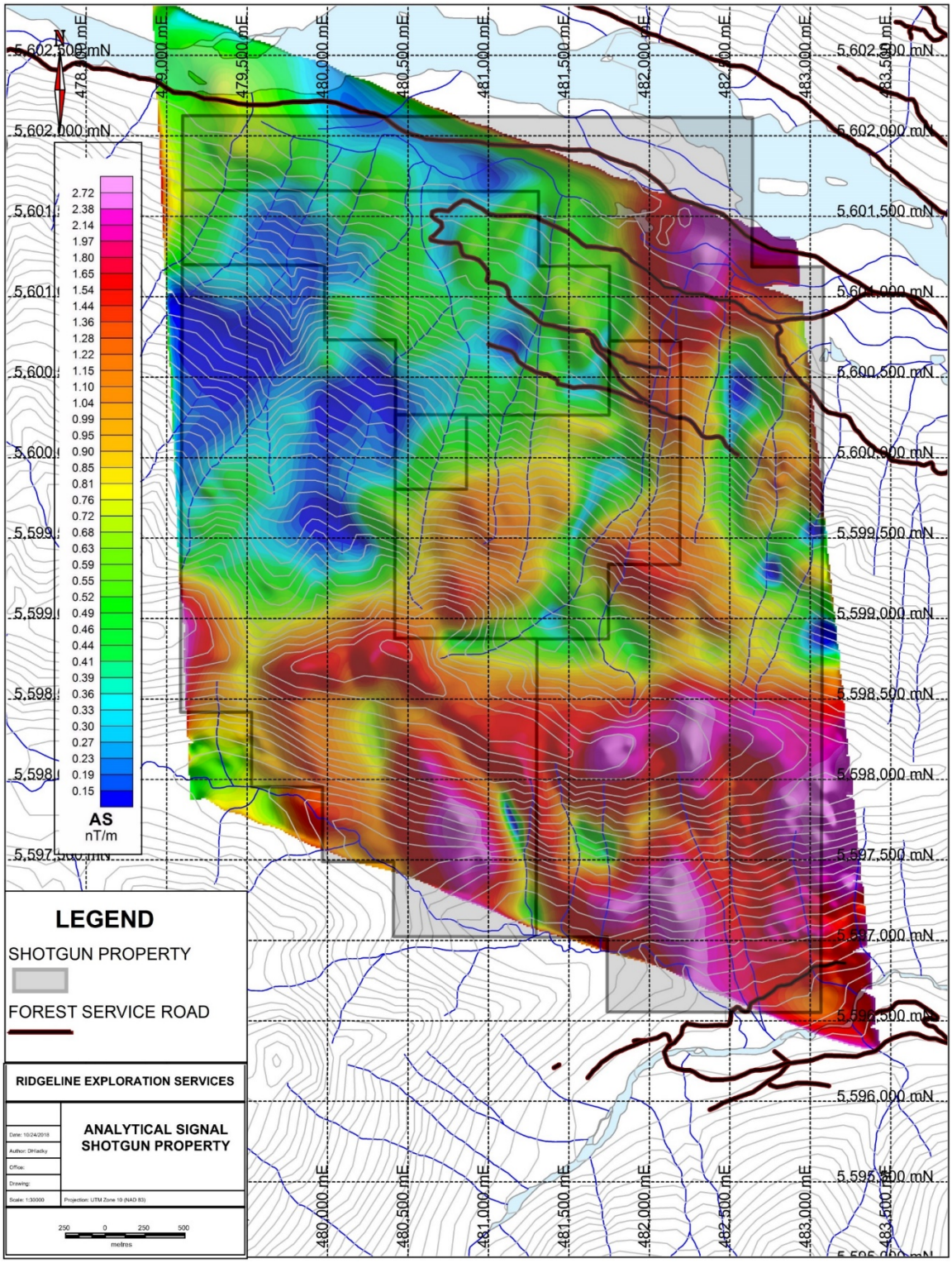

Figure 11: Analytical Signal (1:30,000; Drawn by D. Hladky, 2018)

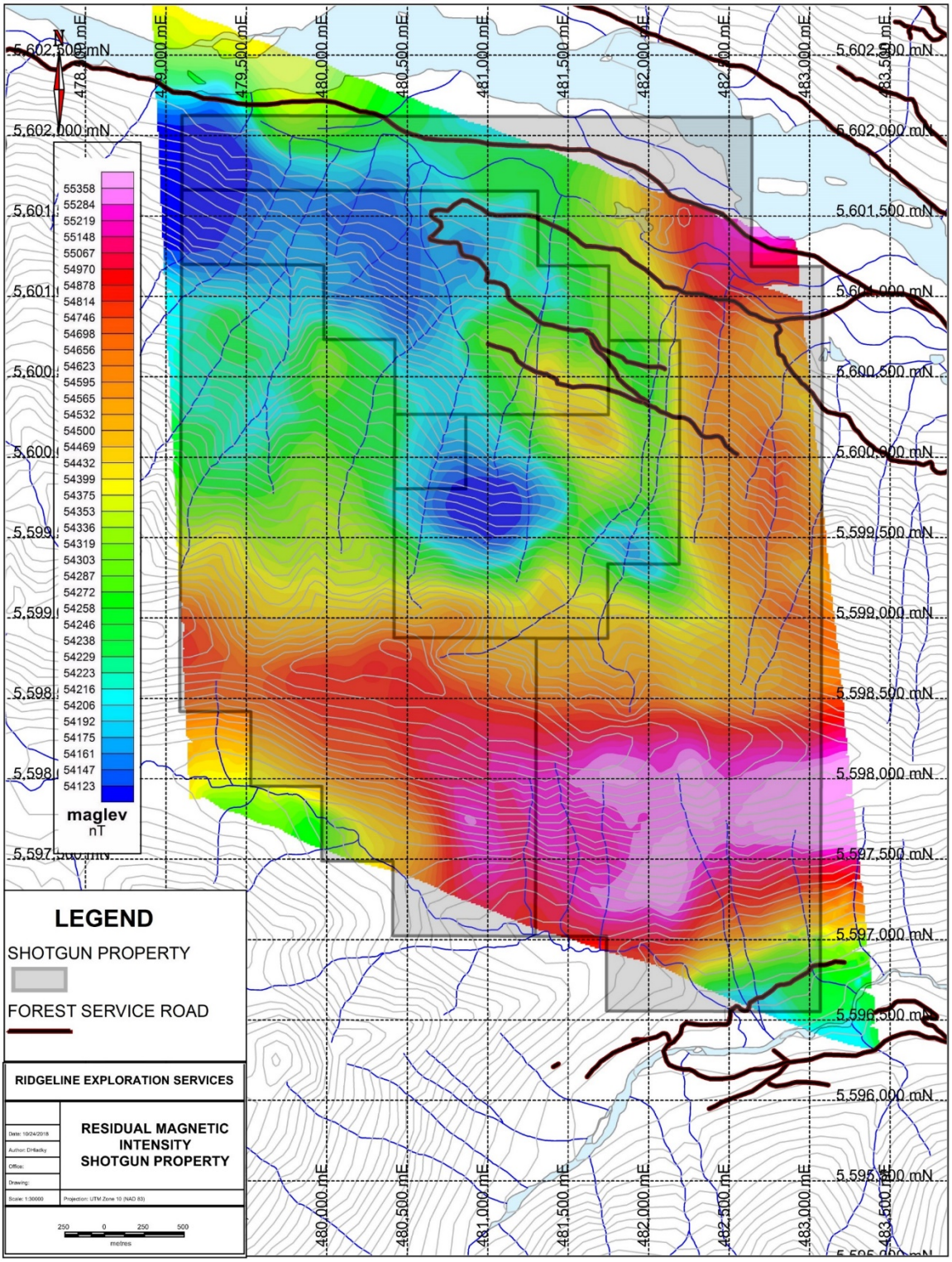

Figure 12. Residual Magnetic Intensity (RMI) (1:30,000; Drawn by D. Hladky, 2018)

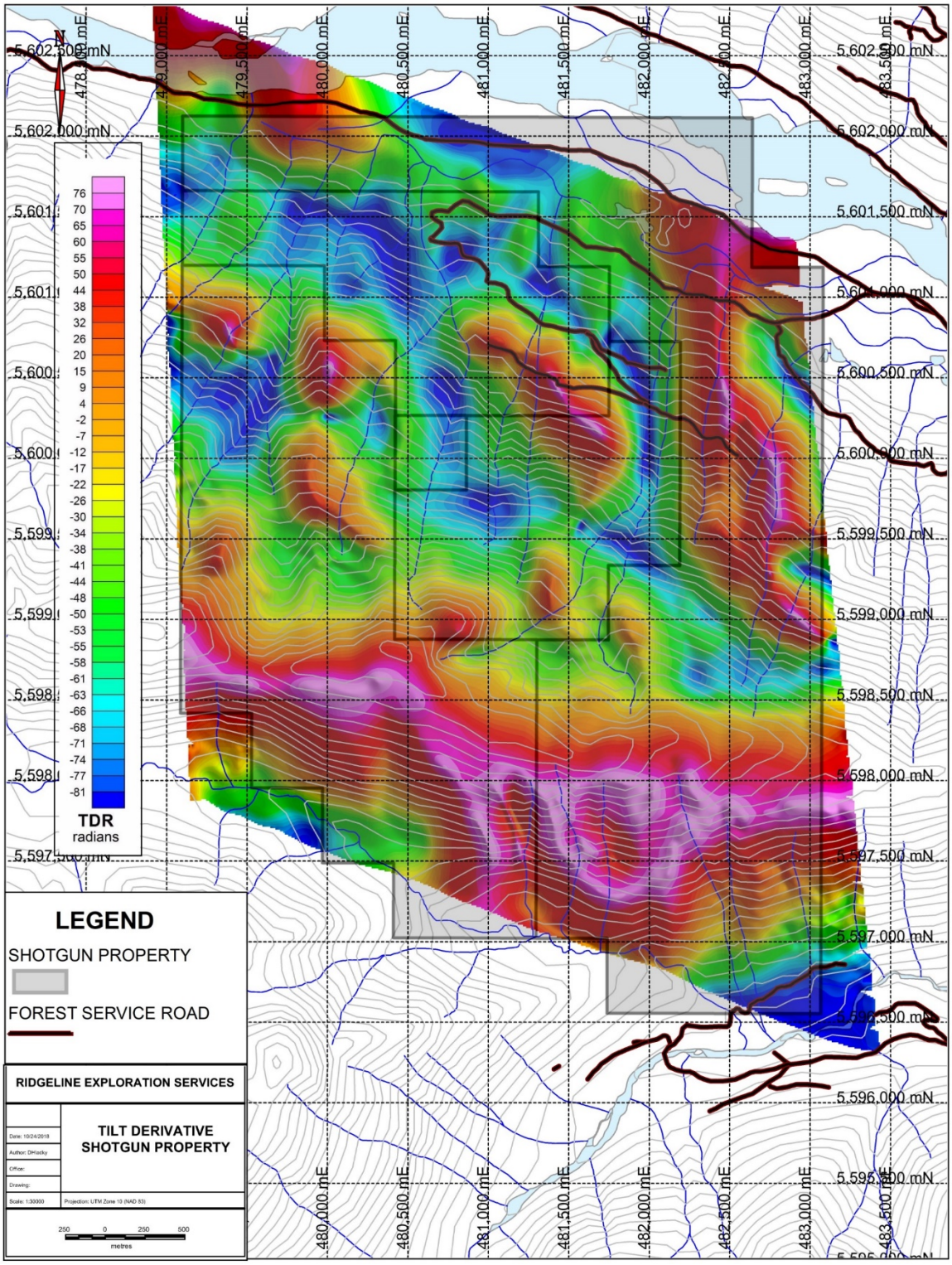

Figure 13. Tilt Derivative (TDR) (1:30,000; Drawn by D. Hladky, 2018)

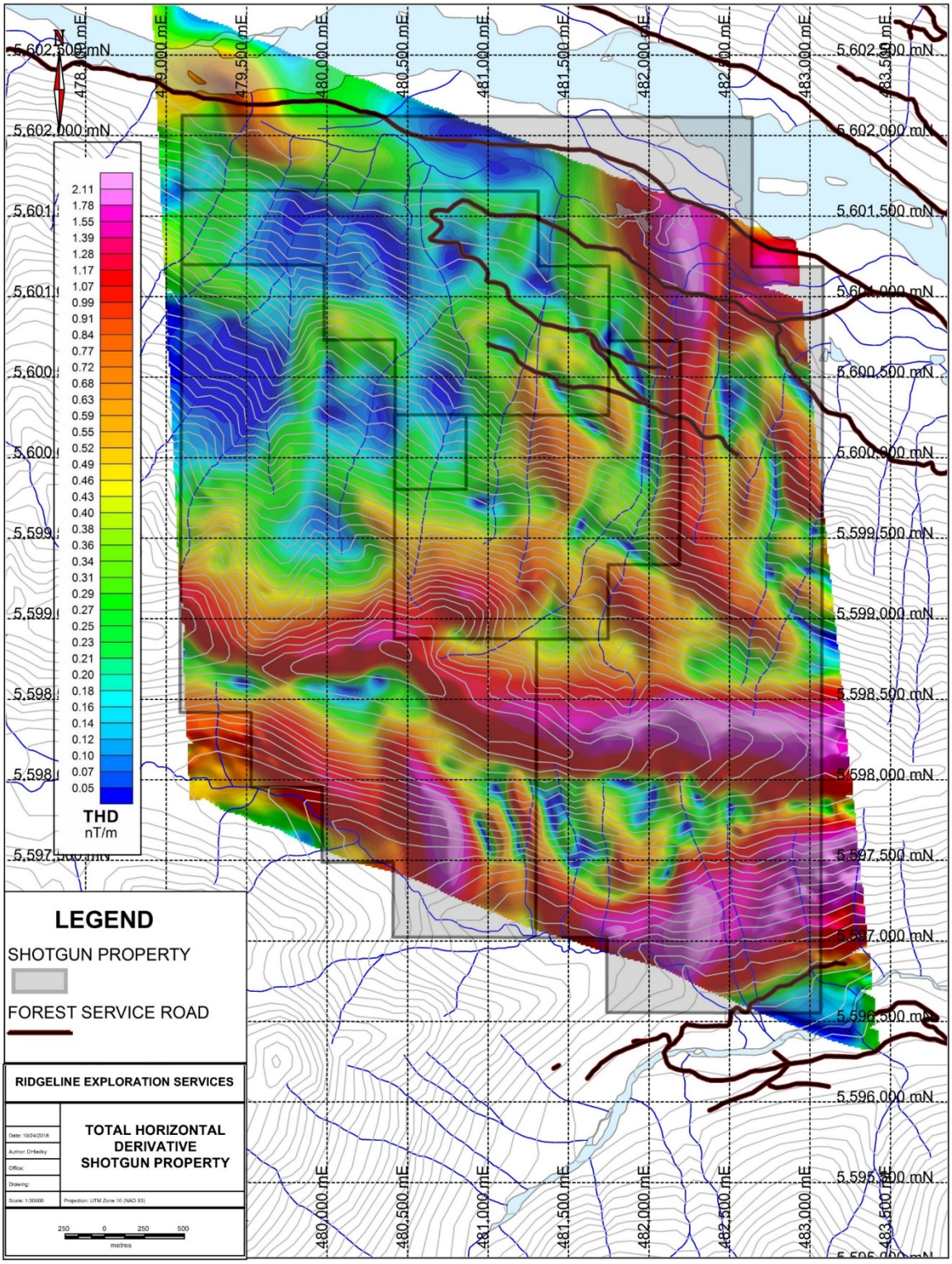

Figure 14. Total Horizontal Derivative (THD) (1:30,000; Drawn by D. Hladky, 2018)

7. GEOLOGICAL SETTING AND MINERALIZATION

There are no detailed geological maps of this area, and there is only basic coverage by government geological maps, as detailed below.

7.1 Regional Geology

The Property lies within the Coast Plutonic Complex (CPC), a long narrow belt of plutonic and metamorphic rocks extending from northern Washington through the Coast Mountains of western B.C. into southeast Alaska and the Yukon Territory (Woodsworth and Roddick, 1977). Closer to the Property, the CPC is described by Woodsworth (1977) and Cairnes (1925) as of Mesozoic age, and consisting largely of plutonic rocks of granitic composition, including predominantly granodiorite, quartz monzonite and quartz diorite. The plutonic rocks enclose north-west trending pendants of varying sizes, composed of older metavolcanic and metasedimentary rocks partially attributed to the Gambier Group of the lower Cretaceous. Numerous exposures of unmetamorphosed volcanic rock may be remnants of a formerly extensive volcanic cover (Roddick, J. A. and Woodsworth, G.J., 1974). The most proximal age date reported from the CPC in this area is from a Hornblende Diorite in Callaghan Creek, located approximately 20 km south-west of Pemberton, which gave an age of 128 +/- 8 Ma (K-Ar, Hb) (Cui and Russell, 1995)

A review of the published Digital Geology Map by the British Geological Survey (BCGS) shows the Property to be dominantly composed of Jurassic-aged medium-grained quartz diorite, with the contact of that and two other units occurring close to the north-west corner of the claims. A Cretaceous quartz monzonite is indicated to occur on the western extent of the Property.

Lower Cretaceous aged, highly deformed and stratified rocks are common throughout the region, with metavolcanics of the Mount Meager volcanic complex predominating over meta-sedimentary strata. The volcanic rocks are mainly pyroclastic and comprised of greenish tuffs and breccias, reddish brown to maroon breccias-conglomerates, and purplish breccias. Evidence of volcanic activity and associated near-surface hydrothermal circulation has been noted in the area, with numerous colour anomalies and hot springs noted in the mountains surrounding the Property.

The dominant structural trend is north-westerly, and foliation in plutonic rocks are generally steeply dipping and oriented to the north-west. Schistosity and fracturing in the pendants is usually parallel or sub-parallel to the contacts. Deformation, found locally as fault and/or shear zones, may be concentrated in narrow north-west trending zones and are revealed in drainages, with the transitional zones relatively well preserved with original textures, suggesting that the deformation may be controlled by deeper structural features.

Due to multiple deformational events, the relationship and origin of rock types can be difficult to determine, as most of the rocks are schistose and tightly compressed in complex repetitive folds, obscuring rock type differences, bedding and facies changes. As well, local variation in the intensity of hydrothermal alteration adds silicification and intense quartz veining in some areas.

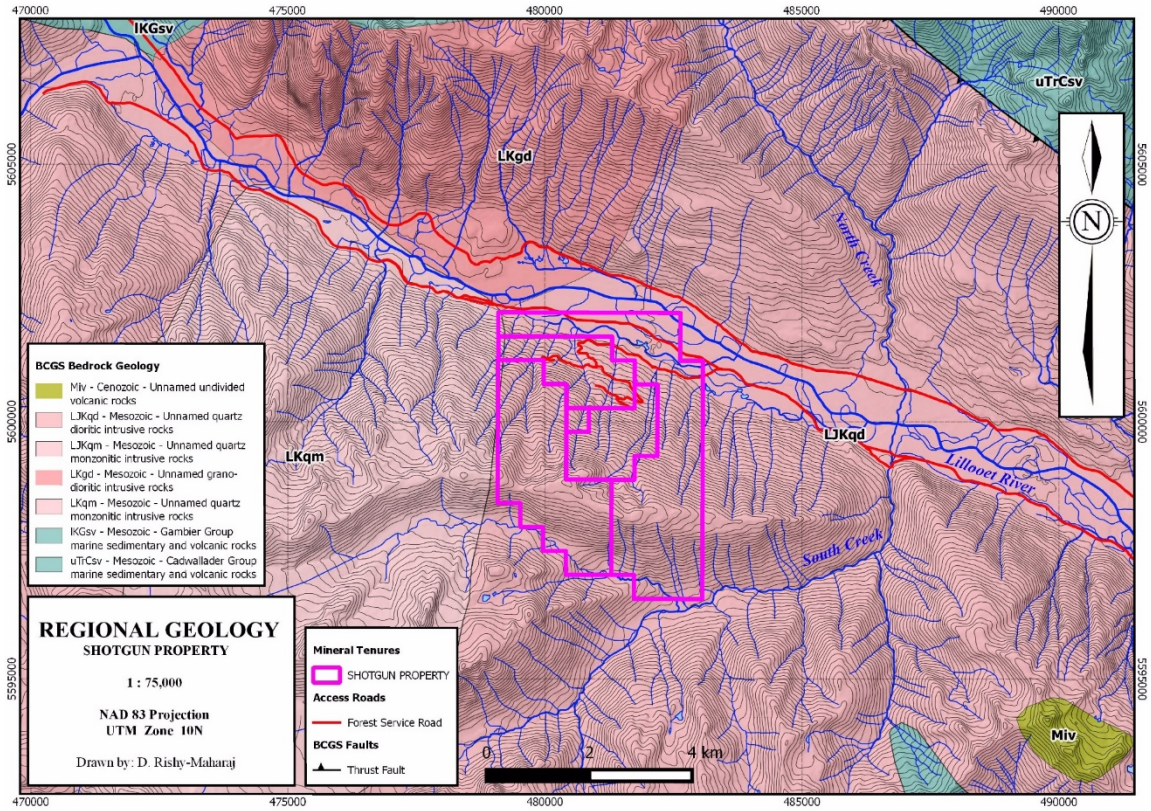

Figure 15: Regional Geology of the Shotgun Property (1:75,000; Adapted from D. Rishy-Maharaj; Geology from Woodsworth, 1977)

7.2 Property Geology

A detailed geology map of the Property has yet to be compiled, though field observations have correlated well with BCGS mapping and rock types expected of the CPC. The predominant intrusive lithologies found on the Property are: 1) A medium-grained, variably equigranular biotite-granodiorite, locally containing pink potassium (K)-feldspar crystals, generally unfoliated, unaltered, and locally with trace disseminated pyrite and veinlets of magnetite with pink K-Feldspar selvages; 2) A biotite schist, magnetic with abundant light colored pyrite and dark chlorite. Chalcopyrite has been noted locally as disseminations and in vein hosted mineralization; 3) A leucocratic granodiorite, foliated and well silicified with a low mafic content. This unit is observed to be the most common host rock to mineralization, with locally disseminated and bleb chalcopyrite and pyrite, malachite on fractures, and oxide minerals such as hematite and limonite; 4) A very coarse grained quartz-muscovite-K-feldspar dike was located with a gossanous zone at the south end of the Property, within Shotgun Creek; and 5) Cretaceous quartz monzonite, that occurs on the western margin of the Property, and where fresh, occurs as a pink to white, coarse-grained, biotite-rich intrusive that appears to be barren of any sulphide mineralization.

Along "Shotgun Creek", the main drainage and the exploration focal center of the Property to date, are several younger and unaltered meter-scale dikes of varying lithology, that are oriented at ~140 deg, and dipping steeply to the south. These are oriented parallel to the orientation of the creek, and likely represent a significant structural trend on the Property. Similarly, mineralization in the form of elevated oxidation and alteration were noted to be oriented in the same direction.

The later dikes that have been observed on the Property include:

(i) A Porphyritic andesite with abundant mm-scale tourmaline phenocrysts within a dark grey-brown aphanitic matrix. These appear to occur as north-west striking, planar, undeformed dikes generally 1 to 5 + meters in width and intruding both the Biotite-Schist and the Leucocratic Granodiorite. These are moderately magnetic, and no alteration or mineralization has been observed;
(ii) Andesite with mm-scale light green feldspar phenocrysts. These are also magnetic with trace disseminated pale pyrite and saussuritization of feldspars as well as weak pervasive chlorite and silica alteration. These similarly occur as north-west orientated dikes up to several meters thick;
(iii) Dark grey-black, aphanitic basalt. This occurs as planar, undeformed dikes up to a few meters in width, with north-west jointing developed similarly to the orientation of the strikes of the dikes. Intensely magnetic, no alteration or mineralization has been observed; and
(iv) Aplite dikes were observed cross cutting all lithologies in the creek. These were a felsic, sugary-textured rock occurring as 1-3 meters dikes oriented parallel to the shearing observed in the creek.

In addition, a weakly skarnified limestone was located within Shotgun Creek, and occurred as a highly altered, light-brown colored and foliated calcareous rock composed of calcite, quartz, ankerite and siderite with trace pyrite. This unit is locally cross-cut by thin (sub-centimeter) quartz-carbonate-limonite stockwork veinlets, with associated light green sericite alteration.

7.3 Local Geology

The local geology consists dominantly of medium-grained, leucocratic equigranular biotite granodiorite, seen intruding into schistose to gneissic textured metamorphic rock, all belonging to the CPC. The metamorphic rock is darker and composed of foliated and deformed quartz, feldspar and biotite with relict igneous textures, and is proposed to be an uplifted block of older, deformed basement lithology of the CPC (Rishy-Majaraj, D., 2017).

Several younger and undeformed dikes of varying lithology, cross cutting mineralized schist and silicified leucocratic granodiorite have been noted along Shotgun Creek (Rishy-Majaraj, D., 2017).

The local geology has not been mapped in detail.

7.4 Mineralization

The main mineralization observed on the Property consists of disseminated and quartz vein hosted sulphide minerals, associated with the intrusive lithologies within Shotgun Creek. Of particular note is the disseminated Copper mineralization as evident in the form of disseminated chalcopyrite and malachite. Minor molybdenum, gold and silver were not observed, but are evident from the anomalous assay results.

Pyrite is common throughout the Property as disseminated grains, with the degree of content varying with the lithology. Unaltered tuffs and intrusive may contain trace + pyrite, though the more siliceous intrusives and in particular the granodiorite and diorites may contain a few percent pyrite. Significant mineralization consists of disseminated to blebs of pyrite+/-chalcopyrite+/-chalcocite within quartz veins and silicified zones of the granodiorite. Locally malachite is present on fracture surfaces adjacent to the presence of copper-bearing minerals within the rock. Alteration minerals consist of hematite and locally limonite. Magnetite is also commonly present.

Areas of higher or more concentrated mineralization are visible in outcrop as zones of moderate oxidation, and occur as pods or lenses of quartz veining and silicification up to 15 meters long and 3 meters wide, associated with the intrusives of granodioritic to dioritic composition. In the northern part of Shotgun creek, the author observed that these zones trend at ~140 degrees, parallel to the orientation of the drainage, and dip steeply (70-80 deg) to the south. Due to the number of lithologies observed, and the presence of the drainage, it is reasonable to suggest that this is the result of an active structural and intrusive corridor that has resulted in fault and/or intrusion-related mineralized quartz veining and silicification.

8. DEPOSIT TYPES

The deposit type is considered to be a Porphyry Cu-Mo-Au-Ag style deposit with potential porphyry-related veining and possible re-mobilization of mineralization due to shearing and faulting. It is possible that economically important veins can occur in both the plutonic rock and pendants, where the sulphide mineralogy of the veins consists simply as pyrite with chalcopyrite, sphalerite (Woodsworth and Roddick, 1977).

Porphyry deposits are not common in this under-explored part of the CPC, however the potential for copper-molybdenite deposits is noted with the plutonic rocks, predominantly granodiorite and quartz diorite bearing the highest potential for mineralization (Woodsworth and Roddick, 1977). The presence of gossan in Shotgun Creek is also indicative of the potential for alteration of disseminated or structurally hosted sulphide mineralization (Rishy-Majaraj, D., 2017).

Additionally, due to presence of a limestone unit on the Property, there is the potential for skarn type mineralization to occur at least locally at the contacts with younger intrusives. The most likely location for sulphide-bearing skarns would be near northwest trending lineaments, presumed to represent faults along the many contacts between the pendants and the plutons (Woodsworth and Ruddick, 1977).

9. EXPLORATION

All of the documented exploration on the Property occurred between late 2015 and mid 2018. Leocor signed an option agreement with the Optionor on October 9, 2018, and has yet to conduct any exploration on the Property.

10. DRILLING

To date no drilling has occurred on the Property.

11. SAMPLE PREPARATION, ANALYSIS AND SECURITY

A variety of sample preparation, analyses and approaches were used during preliminary exploration of the Property. These include X-Ray Fluorescence (XRF) technology for analysis of soil and silt samples, and Certified Laboratory geochemical analysis for a percentage of these soils as well as all rock samples.

11.1 Sample Preparation and Security

Soil and Silt Sample Preparation

A total of 31 stream sediment samples, or silt samples, were taken using a “Prospector Pro” shovel.

These were taken as close to the center of the streams as possible, along low energy segments with pockets of fine sediment. The sample was not sieved in the field, though care was taken to avoid organic material, coarse clasts and other debris. The sample was placed into Kraft paper bags, hand squeezed to drain excess water and then placed into plastic sample bags for transportation. Sample locations were marked with flagging and the UTM coordinates recorded along with notes regarding the sample and stream details.

A total of 65 soil samples were taken using a handheld "Dutch" soil auger, at 100 meter spacing on north-south lines spaced 100 meters apart. Effort was made to auger completely through the light colored volcanic ash horizon to collect samples from the C-horizon. Sample depth varied as the ash horizon was thin (several centimeters) on steep slopes, though grew quite thick (greater than 1 meters in locations) on flatter slopes. Where the ash was thickest it was the most difficult to achieve a quality sample not containing ash, and in some cases, due to time, a poorer quality sample or no sample at all was taken. The samples were placed into Kraft soil sample bags, and each location was marked with flagging and sample details and location were recorded. Following completion of the field work, the soil samples were transported to Burnaby, B.C. and dried on drying racks in a secure facility, to remove any further moisture.

Rock Sample Preparation

A total of 32 rock samples have been taken on the Property, including the 7 samples taken by the Author. Chip samples were taken of outcrop and sub-cropping exposures generally along the main Shotgun Creek. The samples were collected and sealed in plastic sample bags, the location was flagged, and the details of the sample location and lithology were noted.

In 2016 the samples were then transported back to Langley, B.C. where they were either prepped for XRF analysis or sent to the laboratory for analytical analysis. In 2017, the samples were transported to Kelowna, B.C. and further shipped to Kamloops, B.C. for analytical analysis, as detailed below.

Sample Security

It is understood by the Author that after acquisition, all samples were sealed to avoid contamination, and handled and/or delivered to the lab exclusively by, or by operating representatives of, the Optionor.

11.2 X-Ray Fluorescence Analyses

Soil and stream sediment samples were sieved to -80 mesh, compacted into soil cups, and analyzed for 21 elements with an Innov-X Delta Premium bench top XRF. A representative number of the XRF samples were sent to Met-Solve Laboratories for analysis (detailed below), the results which compared very well such that the XRF methodology applied here can be considered a valid exploration tool for future soil and silt sampling.

11.3 Certified Laboratory Geochemical Analyses

All of the soil and stream samples taken before May 13th, 2016, were sent to Met-Solve Laboratories Inc., an ISO 9001:2008 certified lab in Langley, B.C. The analytical package consisted of a sample split of 15 g for multi-element, aqua regia digestion and 51-element ICP-AES/MS finish at the ultra trace level. All subsequent soil and stream sediment samples were initially sampled by handheld XRF (as above), and 9 of these soil samples were sent to Met-Solve Laboratories for confirmation analysis by the analytical process detailed above.

The author collected 7 rock samples during the field visit, and these were sent to ISO 9001:2008 certified Bureau Veritas Mineral Laboratories (formerly ACMELabs) of Vancouver B.C., Canada. These samples were personally delivered, and the analytical package consisted of initially being crushed to >70% passing 2mm, followed by a 250 g split pulverized to >85% passing 75 um (analytical code PRP70-250). This was followed by a sample split of 15 g for aqua regia digestion and 36 element ICP-ES/MS finish (analytical code AQ201). No fire assaying for gold was performed.

Samples from the 2017 program, including a total of 8 rock samples and 5 silt samples were sent to Activation Laboratories Ltd. (Actlabs),and ISO 9001:2008 certified lab in Kamloops, B.C. The analytical package consisted UT-1M – Agua Regia – ICP/MS, for which a 0.5 g sample is digested in agua regia at 90 deg Celsius for 2 hours, diluted, and analyzed by 36-element ICP/MS. No fire assaying for gold was performed.

11.4 Quality Control/Assurance

Quality control procedures during mineral exploration consist of submitting sample checks on analytical preparation and analysis procedures, to ensure that assays received from a lab are accurately representative of the sample. These generally occur as 10-20% of the submitted samples, and can include of one or all of the following: Sample Field Duplicates (a duplicate sample taken in the field); Preparation Duplicates (a sample duplicate taken during the sample preparation stage at the lab, typically after the sample crushing or pulverizing stage); Certified Reference Standard (a sample pulp with a certified reference value); or, Blank material (with no anomalous values in the elements of inquiry).

To date, the operators have not submitted any quality control samples of their own, and has thus far relied upon the internal quality control protocol of the lab where they have submitted samples. The lab's internal sampling has consisted of creating sample duplicates, and inserting certified reference standards and blanks within either silt/sediment, soil or rock sample batches. The author reviewed the certificates provided in the Company's assessment reports for these quality control samples at both Met-Solve Laboratories and Actlabs (Rishy-Maharaj, D., 2017 and 2018) and found that the duplicate samples reproduced well, and the margin of error for the standard and blank samples to be within an acceptable range of the certified and and anticipated values.

In 2016, the Author submitted a batch of 7 samples plus 2 quality control samples consisting of a reference standard and a blank. The results for the standard compared well to the certified reference values, and as the blank sample showed no anomalous values in the elements reviewed.

In 2016, as a check on the results being reviewed from XRF analysis of the soil samples, 9 samples were submitted representing a range of values for agua regia disgestion/ICP finish at Met-Solve Laboratories in Langley, BC. A comparison of the copper and molybdenum values received between the XRF data and analytical assays, showed an excellent correlation, indicating that the XRF results to be highly accurate for those elements (Rishy-Maharaj, D., 2017).

It is in the author's opinion that sample preparation, security and analytical procedures are appropriate and consistent with the type of mineralization encountered and deposit being explored for. Samples are adequately described, marked and sealed in the field, and with the general consistency in anomalous results related to the same area, shows there to be no reason to suspect contamination.

With increased sampling, and particularly if a drilling program is initiated, the Author suggests that

Leocor instil a strict quality control sampling program, consisting of at least 10% of the samples to be quality control samples, as detailed above. Depending on the type of quality control sample employed, the analytical results will need to be evaluated regularly for consistency between duplicate and certified anticipated results, to determine whether re-assaying is required, prior to the disclosure of results.

12. DATA VERIFICATION

The author carried out the following data verification procedures to validate the information on the property:

- Visited the Property on July 21, 2016.
- During the site visit, the author inspected outcrops and sub-crops in Shotgun creek, noting quartz veining, silicification and oxidation of intrusive lithologies as well as variable amounts of sulphide mineralization. 7 chip-grab samples were taken by the author to duplicate recent sampling as well as investigate outcrops of mineralization not yet tested. These samples were submitted by the author to Bureau Veritas Mineral Laboratories in Vancouver for analysis.
- Reviewed the title information provided by the company and confirmed the accuracy of this information on the British Columbia Mineral Titles Online database.
- Independently reviewed the geological setting of the property by reference to maps and information available in government maps and Assessment Reports, confirming that the geology as known was consistent and properly represented.
- Reviewed and approved of the methodology of historic stream sediment, soil and rock sampling, and assessed that the data, geochemical results and locations were viable and could be supported by the author's sampling and known mineralized occurrences.
- Reviewed the results of the 2016 ground magnetometer survey and the 2018 airborne magnetic survey, and was satisfied that appropriate procedures were taken for surveying and data acquisition, and that the results could be reasonably interpreted based on the known geology.

Based on the site visit, the author believes that the geology, mineralization and deposit type as described in Section 7 (Geology) and 8 (Deposit Type) of this report, are fair and accurate.

13. OTHER RELEVANT DATA AND INFORMATION

The author has reviewed all available information concerning the Property. There is little information available concerning the detailed geology, and there are no adjacent properties to provide mineralogical or deposit analogies. The author is not aware of any additional sources of information that might significantly change the conclusions presented in this Report.

14. INTERPRETATION AND CONCLUSIONS

The Property is an excellent example of grassroots prospecting locating a new mineral showing. Through geochemical sampling, exploration to date has revealed anomalous copper mineralization within and continuing up the main Shotgun Creek, where the potential target is a low-grade, large tonnage porphyry copper system. Rocks collected on the Property contain both disseminated and vein-hosted porphyry-style copper mineralization, within pervasively altered intrusive and volcanic host rock. Outcrops in Shotgun Creek also appear to exhibit shear or fault related copper bearing (+/-molybdenum+/-gold+/-silver) quartz veining and silicification, potentially indicating re-mobilization of mineralization from a nearby source.

Sampling to date is limited to the original claim group, though rock samples are anomalous over an area of approximately 660 meters along the slope in the east-west direction, and approximately 1,500 meters from the lowermost anomaly to the uppermost anomaly in Shotgun Creek (see Figures 16). This zone is further enhanced by the silt samples following and becoming progressively higher grade higher up the drainage. Mineralized zones within this area are lenzoidal or pod-like in shape, with variable amounts of Pyrite-Chalcopyrite-Molybdenite, with surface oxide to gossanous alteration and locally containing malachite. These zones were observed to be up to approximately 15 meters long and 3 meters wide, an orientation of ~140 degrees, similar to the number of intrusive units observed, fracturing in the host rock as well as the orientation of the creek. Further up Shotgun Creek, the orientation of the creek as well as the anomalous samples taken within and adjacent to it, is observed to shift to an orientation of ~10 degrees. The nature of the incised gullies there indicate that this could be related to a change in the fault direction, and more work is warranted to evaluate the structural nature and relationship to mineralization.

The recent geophysical survey has indicated a discrete magnetic low particularly visible in both the First Vertical Derivative (1VD) and the Residual Magnetic Intensity maps, with dimensions of approximately 500 x 500 meters, and centered above the previously mentioned zones of alteration and mineralization, at 481,000 E and 5,599,500 N. This magnetic low may indicate a zone of hydrothermal alteration represented by silicification and quartz veining, that has resulted in the destruction of magnetic minerals relative to the surrounding host-rock, resulting in a near-concentric alteration zone surrounding a possible circular central intrusion. Anomalous samples located downslope from the geophysical anomaly, as well as the location of the highly altered gossanous zone, indicates that this zone is highly prospective, and more follow up work is suggested to investigate the nature of the alteration and mineralization.

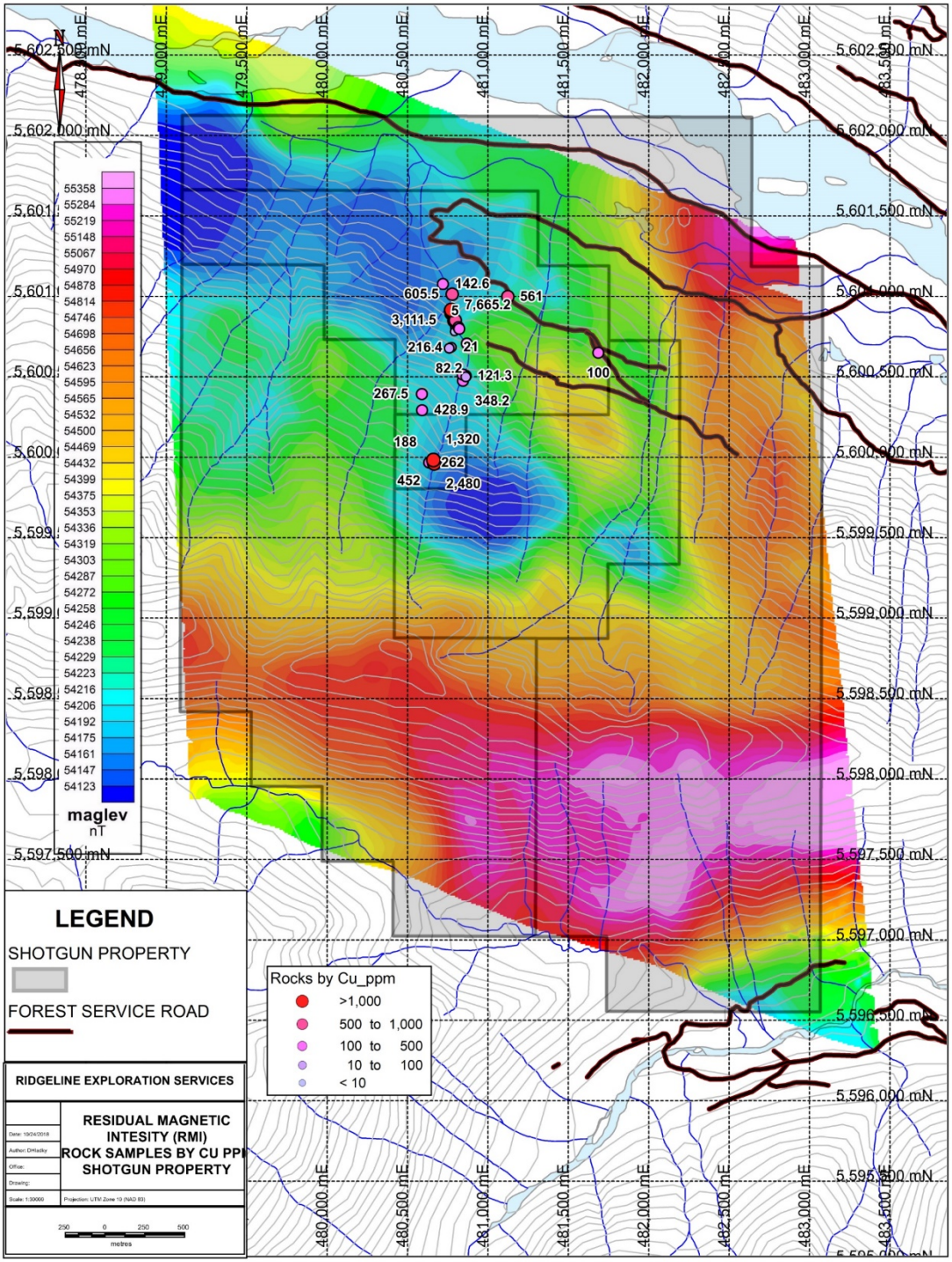

Figure 16: Copper in Rock Samples with RMI Geophysics Map, Shotgun Property (1:30,000; Drawn by D. Hladky, 2018)

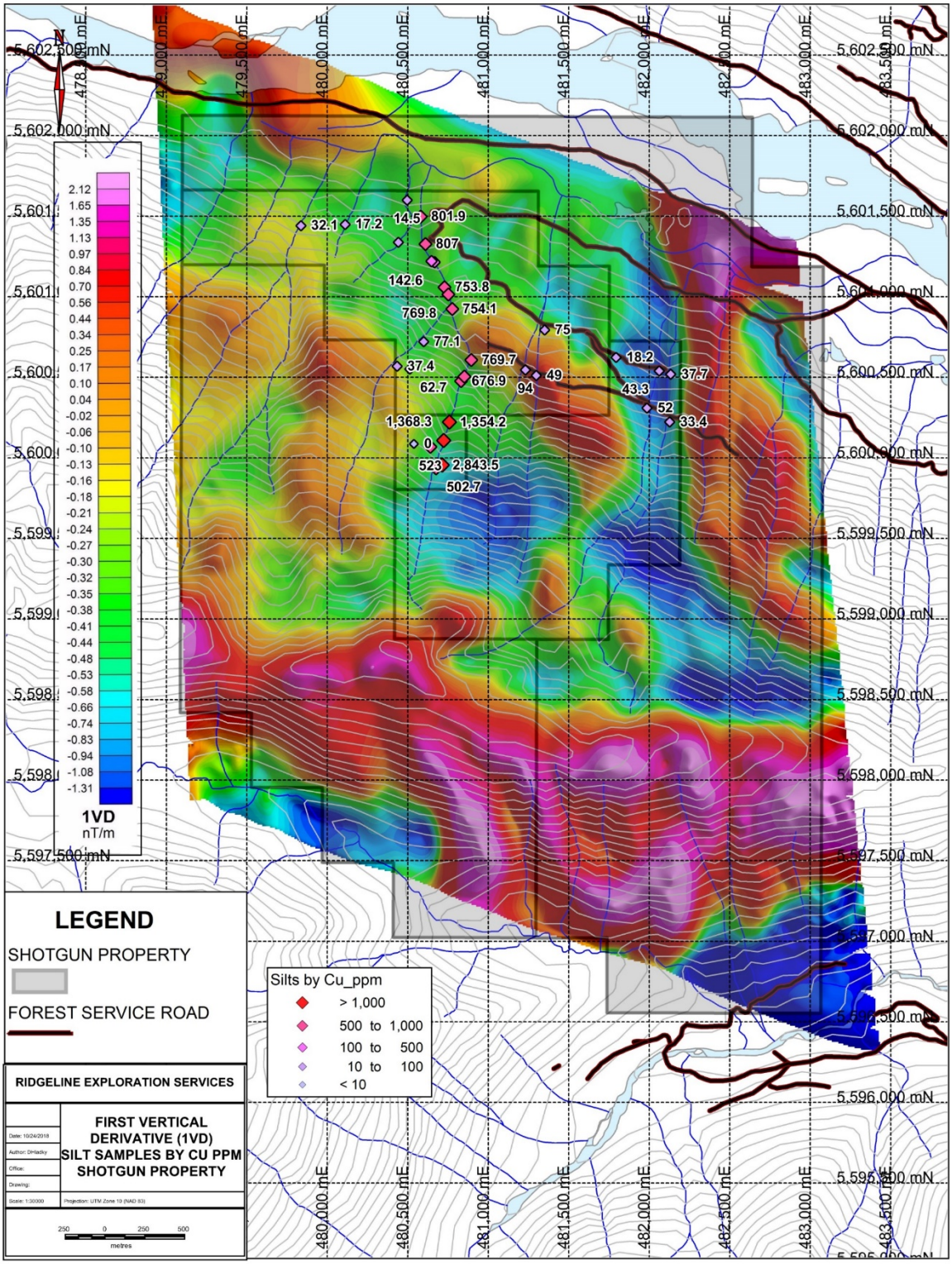

Figure 17: Copper in Silt Samples with IVD Geophyiscs Map, Shotgun Property (1:30,000; Drawn by D. Hladky, 2018)

15. RECOMMENDATIONS

It is in the Author's opinion that based on the number and extent of anomalous samples taken on the Property, the presence of highly altered, gossanous zone, and the coincident geophysical anomaly, that the Property represents a viable target for further exploration and additional work is warranted.

The work conducted from 2015 through 2018 has resulted in the location of multiple mineralized outcrop and sub-crop zones along Shotgun Creek, with increasingly anomalous values obtained further up stream. While surface mineralization has been observed, the nature and extent of this mineralization has yet to be defined, in particular to depth. Additionally, there is a reasonable chance that if an element of the mineralization is structurally controlled, that there could be multiple zones present under the overburden.

A Phase 1 exploration program is proposed involving ground truthing the geophysical anomaly and compiling a detailed geological surface map, including lithology, alteration, mineralization and structures, of the entire Property. Additional alteration data could be obtained through publicly available ASTER satellite data, to evaluate and potentially map alteration where inaccessible. If possible, opening access via use of an excavator could help to expose outcrops as well as establish roads and potential drill pads for additional exploration.

The first phase should focus on mapping and understanding the nature and intensity of any alteration patterns, and the mineralization, whether it is lithologically derived (from a mineralized porphyry), and to what degree there may be an element of structural control (fault or shear related veining concentrating mineralization). A detailed topographic map would help in planning this program, and could also aid in defining structural trends not visible from the ground. Ideally, a soil and/or rock sample grid would be conducted prior to or in conjunction with the mapping, however due to the topography and difficulty in penetrating the ash layer in some locations, it could be difficult to obtain an even coverage or a representative sample. Exploring the access from the top of the ridge down to the north may provide some additional access, though alternatively, climbing gear may be necessary to advance more difficult to reach areas. A helicopter could be used to access the ridge, where further prospecting can be carried out which is not accessible on foot. Where possible, a motorized auger would be useful in obtaining a deeper sample to penetrate through the ash layer in a shorter amount of time that would be required with a hand auger. Emphasis should then be placed on comparing the detailed mapping and sampling with the geophysical anomalies, and evaluating whether there is any relationship to mineralization to help in predicting other mineralized zones.

A Phase 2 exploration program, contingent on Phase I and the definition of anomalous or prospective lithologies requiring further testing, would then look at advancing these results by testing these targets over their length and at depth. Potential means available for this include channel sampling by exposing fresh rock, or surface drilling. Locally, it may be possible to expose outcrop with an excavator, and a path to higher elevations can be assessed. Due to the intense topography however, it may be more likely that helicopter supported drilling may be necessary from the upper elevations. Without the results from Phase 1 it is difficult to estimate how many meters would be sufficient to test the targets, however since there is surface mineralization present, it is estimated that 5-6 holes of 100+ meters, would be sufficient to test 3 to 6 target zones.

15.1 Phase 1

Item	Rate	Units	Totals
Program planning, Data Review			$4,000
Mapping and Sampling Program (28 days)			
Field Crew (4)	$2000/day	28 days	$56,000
Equipment (Auger) Rental	$200/day	28 days	$5,600
Climbing/Sampling Gear Rental	$100/day	28 days	$2,800
Excavator Rental (Channel Sampling)	$1000/day	10 days	$10,000
Geochemical Sampling (cost per sample)	$30/sample	300 samples	$9,000
Accommodation/Meals/Fuel/Supplies	$500/day	28 days	$14,000
Data Compilation and Interpretation			
Digitizing, Data Compilation			$2,000
Interpretation and Report Writing			$2,000
Contingency – 10%			$10,540
		Total	**$115,940**

15.2 Phase 2

Item	Rate	Units	Totals
Program planning			$5,000
Drilling Program (30 days)			
Field Crew (4) – Preparation and Drilling	$2000/day	30 days	$60,000
Excavator Rental –	$1000/day	10 days	$10,000
Drill Platform Construction	$5,000/platform	3 platforms	$15,000
Drilling (cost per meter drilled)	$100/meter	600 meters	$60,000
Geochemical Sampling – (Channel/Core per sample)	$30/sample	300 samples	$9,000
Sampling Equipment/Supplies (Bags, core saw rental, QAQC standards and blanks)			$2,000
Accommodation/Meals/Fuel	$200/day	30 days	$6,000
Data Compilation and Interpretation			
Data compilation and verification			$2,500
Interpretation and Report Writing			$2,500
Contingency - 10%			$17,200
		Total	**$189,200**

Note: Phase 2 is contingent on positive results from Phase 1 exploration on the Property, defining a significant target or targets requiring further testing at depth.

16. REFERENCES

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17. CERTIFICATE OF QUALIFIED PERSON

David Hladky, P. Geol.
312-2770 Sophia Street
Vancouver, British Columbia, Canada
V5T 0A4
Ph: 778 686 9440
Email: dhladky@hotmail.com

I, David Hladky, P. Geol., do hereby certify that:

I am a consulting geologist in mineral exploration, based out of #312 – 2770 Sophia Street, Vancouver, B.C, V5T 0A4

This certificate pertains to the technical report titled "NI 43-101 Technical Report – Shotgun Property, Pemberton, British Columbia, Canada for Leocor Ventures Inc." dated December 6, 2018 (the "**Technical Report**").

I graduated with a B. Sc. in Honours Geology from the University of Alberta in December, 1997.

I have practiced my profession continuously since 1999, and have been involved in mineral exploration for a total of 19 years since my graduation from university. This has involved working in Canada, Australia, Alaska, Brazil, Argentina, Peru and Mexico.

I am a registered member of the Association of Professional Engineers and Geoscientists of Alberta (# 61413).

I have read the definition of "Qualified Person" set out in National Instrument 43-101 – *Standards of Disclosure of Mineral Projects* (**"NI 43-101**") and certify that by reason of my education, affiliation with a professional association (as defined in NI 43-101) and past relevant work experience, I am a "Qualified Person" for the purposes of NI 43-101.

I am responsible for the preparation of all of the sections of the Technical Report.

I am independent of both the vendor and the issuer as described in Section 1.5 of NI 43-101.

My only prior involvement with the Shotgun Property is that in July of 2016 I visited the Property, and authored the previous technical report titled NI 43-101 TECHNICAL REPORT, SHOTGUN PROPERTY, dated August 10, 2016.

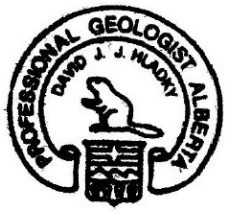
My most recent personal inspection of the Shotgun Property was July 21, 2016.

As of December 6th, 2018, to the best of my knowledge, information and belief, the Technical Report contains all scientific and technical information that is required to be disclosed to make the Technical Report not misleading.

I have read National Instrument 43-101 and Form 43-101F1 and the Technical Report has been prepared in compliance with that instrument and form.

Dated May 24, 2019.

"David Hladky"
David Hladky, B. Sc., P. Geol.



18. DATE AND SIGNATURE PAGE

Effective Date: December 6, 2018

"David Hladky"
David Hladky, P.Geol.

Date of Signing: May 24, 2019

"David Hladky"
David Hladky, P.Geol.