NTS SHEET NUMBER 32C03
LAT: 48.040765°N
Long: 77.215747°W

Technical Report

On the

Exxeter Property

Val-d'Or Mining Camp, Québec, Canada

FOR

Darien Resource Development Corp.

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BY

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October 2, 2017

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1.0 SUMMARY

Introduction

At the request of Darien Resource Development Corp. (the "Company" or "DRD"), this report on the Exxeter Project (the "Property" or "Project") has been prepared to summarize previous work, appraise the exploration potential and make recommendations for future work on the Property. DRD has also requested the report as part of the supporting documentation for an Initial Public Offering (IPO) and for seeking a listing on the TSX Venture Exchange.

Location

The Exxeter Property is situated approximately 45km east of Val-d'Or in the province of Québec and 500km north-west of the city of Montréal. The property is easily accessed via the Transcanadian Highway #117 that connects Montréal to Val-d'Or. The city of Val-d'Or is a major full-service center for exploration and mining activities in the region.

Description of Property

The property is located within the Abitibi Greenstone Belt (Northwestern Québec, Canada) in the Township of Vauquelin, approximately 45km east of Val-d'Or. It lies within NTS sheet 32C03. The property's center point is located at 334,850mE and 5,323,206mN (UTM Zone 18 Nad 83), 15km east of the village of Louvicourt.

Access to the Exxeter Property is by the paved Transcanadian Highway #117, which runs from the city of Montreal to Val-d'Or and onwards. Commercial flights are available daily from Montreal to Val-d'Or. Chemin Chimo passes roughly 500m south of the claims and is maintained year-round for vehicular access from the Highway #117. From Chemin Chimo, a network of logging and other roads offer access to various areas of the claim block.

The Property is characterized by a predominantly flat relief with swamps covering large portions of the northernmost claims adjacent to and west of the Baie de Vauquelin. Vegetation consists predominantly of Boreal forest. Exploration efforts can be carried out year-round, however wetlands/swamps are easier to access in winter months when the ground is frozen.

Ownership

The 13 claims comprising the Property were acquired through map designation and cover a total of 748.38 hectares. The dispositions are registered to Kode Mineral Exploration Ltd. Through a mineral property option agreement dated March 27th, 2017, Darien Resource Development Corp. has the option to acquire a 100% interest in the Exxeter Property.

Geology and Mineralization

The Exxeter Property is located at the eastern end of the Val-d'Or gold mining camp, approximately 15km northwest of the Grenville Front. The property overlies the Abitibi greenstone belt within the Val d'Or Formation of the Superior Province. The claims are centered on an east-west band of intermediate to felsic volcanic and volcaniclastic rocks with the large Pershing-Manitou granitic intrusive located less than 2km to the north. All the rocks on the property are of Archean age and belong exclusively to the Val d'Or Formation of the Abitibi Sub-Group, however, Diabase dykes of Proterozoic age are known to cut through the rocks in the area although none have been mapped on the property itself. Two regional-scale shear zones cut through the southern half of the claim block in an east-west direction. A third local shear cuts the south-western most claim from NW to SE.

Gold mineralization in the area is typically found in quartz veins located proximal to feldspar porphyries associated with shear zones and sulphides such as Pyrite, Arsenopyrite and Pyrrhotite. At the Chimo Mine 3km to the south, gold was formed within the iron formation and subsequently remobilized and re-deposited in one of two ways: in lenses of semi-massive Arsenopyrite and Pyrrhotite adjacent to the iron formation, or in quartz lenses and veinlets within strongly sheared and altered volcanics with disseminated sulphides. While far less common, base metal showings do occur in the area with Silver, Copper and Zinc found in shear zones flooded by silica and carbonate.

Project Status

The Abitibi region has been extensively explored and mined since the early 20th century with exploration around the Exxeter Property dating back to the 1940's when positive results from drilling by Chimo Mines Ltd. created interest in the area. Since then, numerous exploration companies, individuals as well as the Québec Government have completed multiple ground and airborne geophysical surveys (electromagnetic, VLF-EM and magnetic), geological mapping and sampling as well as diamond drilling

and trenching. The property itself has been the subject of numerous geophysical and geological surveys. Exploration in 2016 included ground-based geophysical surveys, geological mapping and sampling as well as small-diameter backpack diamond drilling. Subsequently, in the spring of 2017, Darien Resource Development Corp. completed a 20 kilometer line cutting program, a 7.5 line kilometer IP survey and interpretation of the Exxeter property. There has been no advanced exploration or mining performed on this property.

Conclusions and Recommendations

The 2016 and 2017 exploration work completed by EFU identified several potential targets for further investigation. The soil sampling program returned multiple samples with anomalous gold-in-soil values of up to 185ppb Au. The soils also had maximum values of 45ppm Cu, 39ppm Ni and 78ppm Zn. These anomalous values warrant further investigation through additional soil sampling on a tightly spaced grid to allow contouring for targeting purposes. The VLF-EM/Mag survey also identified several weak conductors that require follow up. The IP survey identified five (5) separate anomalies, some of which remain open and should be further investigated. It is recommended that the soil and geophysical anomalies should be further investigated. A soil sampling grid with tighter line spacing should be completed in areas with anomalous assay results. Additional IP survey lines (including the extension of IP lines with open anomalies) should also be completed in order to properly investigate the anomalies identified in 2017. A supplemental ground magnetometer survey would tighten line spacing and permit accurate interpretation of the data. Section 26 presents a budget for a single phase of exploration that would follow up on the soil and geophysical anomalies.

2.0 INTRODUCTION

This technical report on the Exxeter Property has been prepared by Exploration Facilitation Unlimited Inc. at the request of DRD. The report summarizes previous work, analyzes the exploration potential of the Property and makes recommendations for future work. DRD also requested the report as part of the supporting documentation for an Initial Public Offering (IPO) and for seeking a listing on the TSX Venture Exchange. In the spring of 2017, Darien Resource Development Corp. completed a 7.5 line kilometer IP survey, a 20 kilometer line cutting program and interpretation of the Exxeter Property to follow up on anomalies identified in the 2016 program and to fulfill listing requirements of the TSX Venture Exchange.

This report is based on a review of all data generated by the 2016 and 2017 exploration programs, in addition to all historical data available on the online databases (SIGÉOM and Examine) of the Ministère de l'Énergie et des Ressources Naturelles du Québec (MERN). The status and details of the claims discussed within this report were verified using the MERN's GESTIM database.

The author relied on data provided by:

- Rocheleau, et al., 1997. Synthèse stratigraphique, paléogéographique et gitologique : cantons de Vauquelin, Pershing, Haig et parties des cantons de Louvicourt, Pascalis et Denain. Referenced for information on the regional geology and structural information contained within section 7.
- Exploration history of the property in section 6 is based on information from the SIGÉOM database of the Ministère de l'Énergie et des Ressources Naturelles du Québec, a database of reports and assessment work files at http://sigeom.mines.gouv.qc.ca. This website was accessed multiple times between February 8th and February 21st 2017.
- Websites for Ressources Cartier, Globex Mining and Khalkos Exploration for information regarding their respective deposits for section 23 on Adjacent Properties. Websites were accessed March 5th, 2017.
- The status, area and ownership of the claims contained within section 4 were verified on the GESTIM database at http://gestim.mines.gouv.qc.ca, accessed in February 2017. The claims were found to be in good standing.
- The details of the purchase agreement dated 27 March 2017 for the Exxeter Property were provided by Darien Resource Development Corp.

The Exxeter Property was visited by Abby Peterson, P. Geo., author and "qualified person" under the terms of National Instrument 43-101, on November 8th 2016 and September 29th, 2017. Ms. Peterson visited several claims to inspect geology, drilling and sampling locations as well as access and infrastructure. All drill core and sampling procedures were also reviewed with the Project Manager.

3.0 RELIANCE ON OTHER EXPERTS

This report, which has been prepared in accordance with National Instrument 43-101, is based on data provided by Exploration Facilitation Unlimited Inc. and reports from various online government

databases. The information gleaned from these sources appears to be complete, and to the best knowledge of the author, is not misleading. The opinions stated within the report are given in good faith.

4.0 PROPERTY DESCRIPTION AND LOCATION

The Exxeter Property is located on NTS sheet 32C03 within Vauquelin Township and is centered at latitude 48.040765°N and longitude -77.215747°W, and UTM 334,850mE and 5,323,205mN, UTM Zone 18 Nad 83.

The property is located at the eastern limit of the Val-d'Or mining camp, 45km east of the city of Val-d'Or and 15km east of the town of Louvicourt. The property is 1km north of Chemin Chimo which runs from the Transcanadian highway #117, providing year-round access to the claims. The Chemin du Lac Guéguen runs N-S through the western-most claims, offering additional access to the Property. Val-d'Or is a major full-service center for exploration in the region and offers daily flights to and from Montreal.

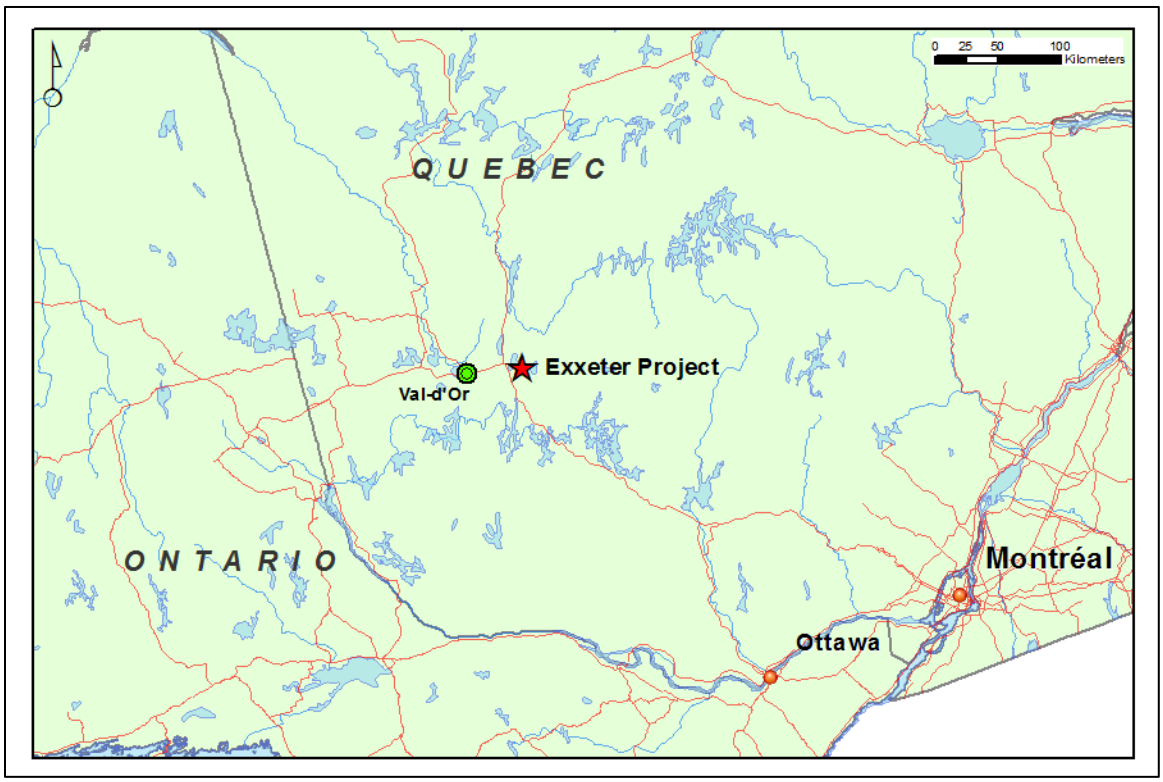

FIGURE 1. EXXETER PROPERTY LOCATION.

The Exxeter Property is comprised of thirteen (13) claims acquired through map designation, totalling 748.38 hectares. The dispositions are registered Kode Mineral Exploration Ltd., ("the Optionor."). Kode Mineral Exploration Ltd. is owned by Reza Mohamed of Vancouver, British Columbia. The identification numbers and areas of the claims can be found in Table 1 below.

TABLE 1 MINERAL CLAIMS OF THE EXXETER PROPERTY

Claim Number	Ownership	Size (ha.)	Acquired	Expires
CDC2462688	Kode Mineral Exploration Ltd.	57.58	09/19/2016	09/18/2018
CDC2462689	Kode Mineral Exploration Ltd.	57.58	09/19/2016	09/18/2018
CDC2462690	Kode Mineral Exploration Ltd.	57.58	09/19/2016	09/18/2018
CDC2462691	Kode Mineral Exploration Ltd.	57.57	09/19/2016	09/18/2018
CDC2462692	Kode Mineral Exploration Ltd.	57.57	09/19/2016	09/18/2018
CDC2462693	Kode Mineral Exploration Ltd.	57.57	09/19/2016	09/18/2018
CDC2462694	Kode Mineral Exploration Ltd.	57.57	09/19/2016	09/18/2018
CDC2462695	Kode Mineral Exploration Ltd.	57.56	09/19/2016	09/18/2018
CDC2462696	Kode Mineral Exploration Ltd.	57.56	09/19/2016	09/18/2018
CDC2462697	Kode Mineral Exploration Ltd.	57.56	09/19/2016	09/18/2018
CDC2462698	Kode Mineral Exploration Ltd.	57.56	09/19/2016	09/18/2018
CDC2462699	Kode Mineral Exploration Ltd.	57.56	09/19/2016	09/18/2018
CDC2462700	Kode Mineral Exploration Ltd.	57.56	09/19/2016	09/18/2018
	Total:	748.38		

Through a mineral property option agreement (the "Agreement") dated March 27th, 2017, Darien Resource Development Corp. (the "Optionee") has the option to acquire a 100% interest in the Exxeter Property, subject to a 1% (one percent) NSR payable to the Optionor and which can be repurchased by the Optionee for $1,000,000.

Under the terms of the Agreement the Optionee must:

(a) pay to Optionor:

(i) $10,000 in cash on the date of execution of the Agreement ("Effective Date");

(ii) $25,000 on the first anniversary of the Effective Date;

(iii) $50,000 on the second anniversary of the Effective Date; and

(iv) $250,000 on the third anniversary of the Effective Date.

(b) Issue 300,000 Shares on the date the Shares on the Optionor lists on the Exchange.

(c) incur Exploration Expenditures on the Property as follows:

(i) $100,000 on or before the first anniversary of the Effective Date;

(ii) $200,000 on or before the second anniversary of the Effective Date; and

(iii) $300,000 on or before the third anniversary of the Effective Date.

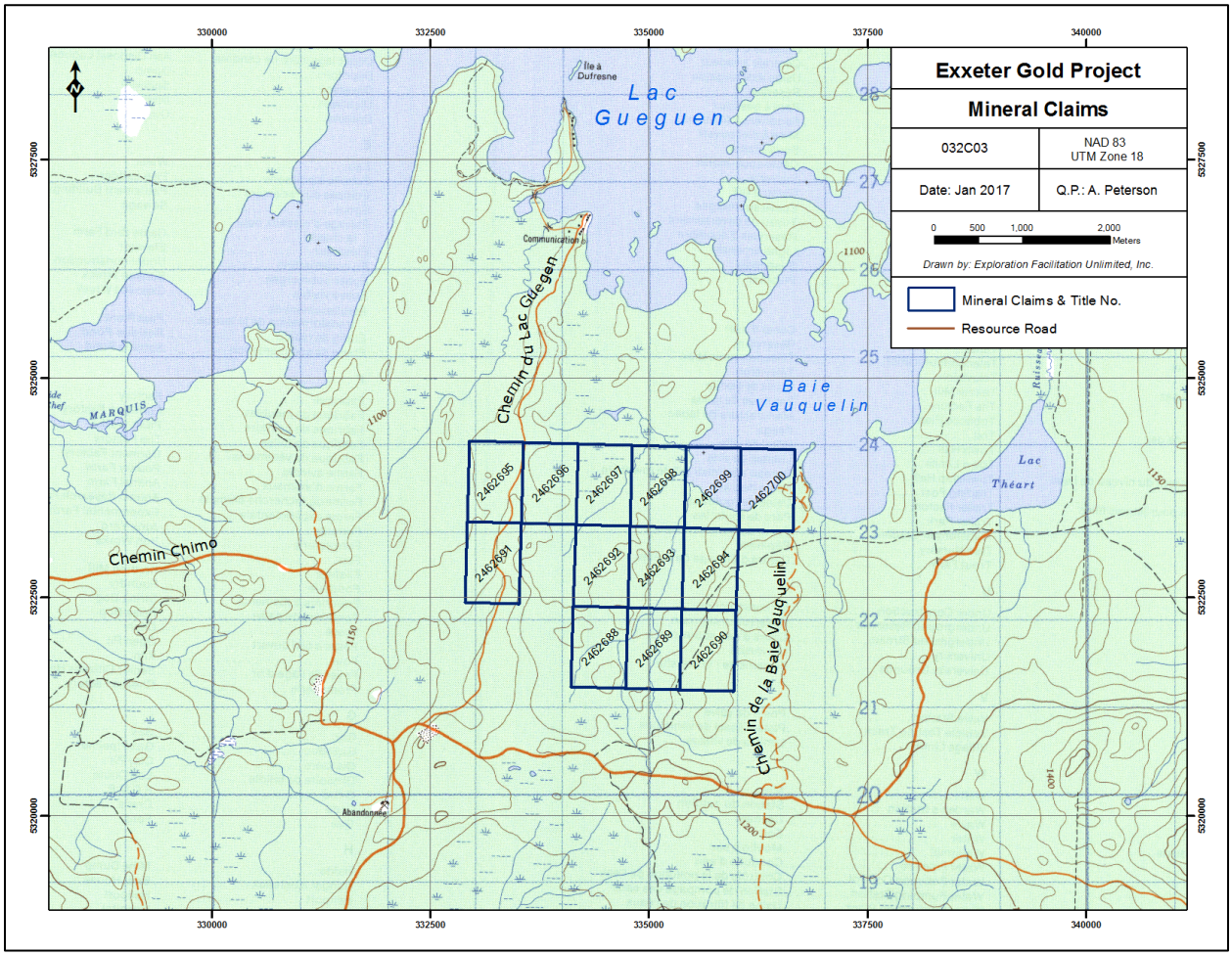

FIGURE 2. EXXETER PROPERTY, LOCATION OF MINERAL CLAIMS.

There are no land claim issues, ownership disputes pending on the property or environmental concerns/liabilities. The claims have not been surveyed by the Optionor while in their possession. The claims give the company the rights to explore and identify resources below the bedrock, but do not include surface rights.

The claims must be renewed every two years on their expiration date, at which time renewal fees must be paid in order to maintain ownership. Each claim also requires a minimum number of dollars spent on exploration work over the two-year period, with a report describing the works performed due sixty (60) days before the renewal date of said claims. If works are not performed, the owner may pay an amount varying between 100-200% of the amount required to be spent on the claims in order to be able to renew the claims. If an excess of money has been spent on claims, the amount can be credited forward (over a maximum of six (6) renewal cycles) and/or can be applied to any other claims still requiring expenditures, as long as those claims are within a 4.5km radius of the claim posting an excess in spending.

For the Exxeter Property, the total renewal fees for the thirteen claims amount to $775.71 while the work expenditures required total $10,140. The total excess of work credits for the Exxeter property equal $96,960. In the spring of 2017, Darien Resource Development Corp. completed a 20 kilometer line cutting program, 7.5 line kilometer IP survey and interpretation of the Exxeter property at an additional cost of $107,100. At the writing of this report, assessment work for the 2017 IP survey is being filed.

The Québec Government requires that the owner of the claims consult the Ministère des Forêts, de la Faune et des Parcs (MFFP) as soon as exploration work requires cutting down any size or type of tree or the construction of permanent structures on the claims. For example, line-cutting and diamond drilling would require the acquisition of a permit (Permis d'intervention) as well as First Nations consultations before any work can begin. It also requires hiring a forestry technician to estimate the volume of merchantable timber that will be cut during the work in order to assess the proper stumpage fees to be paid.

There are four formally registered land owners on the claims, all situated at the very north-eastern limit of the claims at the end of the Chemin de la Baie de Vauquelin. These lots represent a tiny fraction of the property and were avoided during the 2016 sampling and mapping programs. There is no current commercial logging in the area, therefore there are no known restrictions to land-use on the claims, if the four registered lots are avoided. However, as per Québec law, notice must be provided to the local community 30 days prior to performing any exploration work on the claims. As a courtesy, notice was also sent to the land owners prior to the 2016 exploration program, even though it is only required if access to their land is necessary.

Due to the fact that First Nations must be consulted before any type of major work is performed on the claims (construction, diamond drilling, line cutting, stripping or trenching), it is possible that breaks in communications between the government and First Nations could result in delays with issuing permits required to begin work. There are no other known risks or factors that could affect the ability to perform work on the property.

5.0 ACCESSIBILITY, CLIMATE, LOCAL RESOURCES, INFRASTRUCTURE AND PHYSIOGRAPHY

The Exxeter Property is located approximately 45km east of Val-d'Or and 15km east of the town of Louvicourt. The property is accessed via Chemin Chimo, a road that runs east from the Transcanadian highway (#117 from Val-d'Or) towards Lac Matchi-Manitou, passing within 1km of the southern claim boundary. The Chemin du Lac Guéguen is a N-S road that cuts through the western-most claims, providing additional access to the Property. Val-d'Or is an important economic center for the region, with a population of 32,000 and daily flights and bus service from Montreal.

Numerous former logging roads, both maintained and unmaintained, criss-cross the property, allowing easy access to the claims from Chemin Chimo, Chemin de la Baie de Vauquelin and Chemin du Lac Guéguen by truck, foot, ATV or snowmobile depending on the season.

The property is located within the municipality of Val-d'Or in Vauquelin Township on NTS sheet 32C03. The property's central point is located at 48.040765° latitude and -77.215747° longitude.

The Exxeter Property has a relatively flat relief with very little change in topography. The property is at an elevation of approximately 316m above sea level with the highest point on the claims at approximately 347m above sea level. Bedrock is overlain by layers of sand and gravel with thin soil cover and sparse vegetation. Rock exposure on the claims is limited, with less than 5% outcrop, and wetlands cover the northern portion of the property west of la Baie de Vauquelin. Vegetation consists predominantly of Boreal forests and swamps. Streams and lakes flow north into the Louvicourt River, then on to the Bell River which flows into James Bay.

Climate data is from Environment Canada's Climate Normals metadata, collected at the Val-d'Or meteorological station between 1971 and 2000 (http://climate.weather.gc.ca/climate_normals/ accessed February 27th 2017).

The region experiences a continental climate with average daily temperatures of -17.2°C in January, 17.2°C in July and an annual average of 1.2°C. The daily minimum was -23.5°C in January and the daily maximum was 23.4°C in July. Peak rainfall occurs in July with an average of 95.4mm and a total of 635.2mm for the year. Snowfall peaks in December with an average of 61.0cm and a total annual snowfall of 300.4cm. Annual precipitation is 914.0mm. Work at Exxeter can be performed year-round, however areas of the property covered in wetlands, swamps or water would be best explored in the fall when ground water levels are at their lowest, or in the winter months when the ground is frozen and access is easier.

6.0 HISTORY

Over the years, the claims that make up the Exxeter project have been included in a variety of properties owned by numerous companies. The claims have never been, in their entirety, owned by the same entity at the same time until now. The bulk of the work completed historically appears to have been done between 1940 and 1990.

The earliest reconnaissance work in the area was completed under the direction of Robert Bell during his survey of the Bell River, completed between 1887 and 1896. The results of this reconnaissance work was published in the Annual Report of the Geological Survey of Canada (vol. III, pt. 1A, 1887-88, p. 22-27; vol. III, pt. A, 1895, p. 75-81; and vol. IX, pt A, 1896, p. 66-67).

Claims in the Exxeter area were first staked in 1924 by the Nipissing Mines company. They carried out early prospecting work before optioning the grounds to various entities in the 1930's. GM14043 (Kerr, 1964) mentions the first discovery in the area occurring in 1924 on land later held by the Russian Kid Mining group, however no details of this discovery have been found by the author. It is not clear whether this discovery was by Nipissing Mines or not, however it is clear that this discover was not made on the present-day Exxeter claims.

Interest in the area truly began in 1936 with the discovery of gold-bearing quartz-veins hosted in intermediate tuff by the McDonough Mining Syndicate (re-formed as Maniwaki Mines Ltd. in 1937). The entire showing was stripped, sampled and drilled. While no record appears to exist of the diamond drilling sample assays (although a comment in GM14158 says there were no significant assays), bulk samples graded 43.19 g/t Au, 81.59 g/t Au and 31.34 g/t Au, 9.26 g/t Au, 6.86 g/t Au and 7.93 g/t Au.

The McDonough Showing is located approximately 7km west of the Exxeter Property, on one of the structures that bisects the property.

The claims of the Exxeter Property appear to have been held by the Porcupine Prime Mines Ltd. company from the 1940's through the 1960's. Most of the work completed in the earlier part of their tenure were assessments of mineral potential based on proximity to the showings on the Russian Kid Mining Company's property immediately adjacent to the west, as well as the promising results from diamond drilling by Chimo Mines Ltd. on their property immediately to the south in 1945 and 1946 and again in the early 1960s.

The entirety of Vauquelin Township was mapped in 1947 by GWH Normal at a scale of 1000'=1" (cf. Paper 47-12 of the GSC).

Interest in the area surrounding the Exxeter Property was renewed in the mid-1960's after diamond drilling at the Chimo Mine in 1963 and 1964 outlined 173,000 tons of ore grading 0.47 ounces of gold per ton to a depth of 400 ft. (GM16250, information from Northern Miner, January 21, 1965). At the time, Chimo Gold Mines Limited was sinking a shaft to 600ft. The historical "drilled indicated reserve" cited above is mentioned for historical purposes only and uses terminology not compliant with current reporting standards. The reliability of these historical estimates is unknown but considered relevant by the Company as it represents a target for future exploration work by the Company. The assumption, parameters and methods used to calculate this historical resource estimate are not known to the Company. The qualified person has not made any attempt to re-classify the estimates accordingly to current NI 43-101 standards of disclosure or the CIM definitions. The Company is not treating this estimate as current mineral resources or mineral reserves as defined in NI 43-101. Historical reserves are not equivalent to mineral reserves as they are not supported by at least a preliminary feasibility study.

In 1963, Newlund Mines completed a magnetometer survey on their property, which included the five southwestern claims. The survey found two anomalous zones striking east-west with apparent displacement due to probable faulting. It was posited the two zones indicated the presence of two basic dykes. The low magnetic relief of the survey was attributed to low magnetic permeability of the underlying rocks. The survey did not indicate the presence of iron formation as they had hoped, due to the presence of the gold-hosting iron formation of the Chimo Mine a few thousand feet to the south of the property.

In February and March of 1964, Porcupine Prime Mines Ltd. completed magnetic and electromagnetic surveys on their property, which included all but the four eastern-most claims. The goal of the surveys was to further their understanding of the underlying geology and structure as well as to identify any conductors that were present. The surveys outlined an east-west strike to volcanic formations in addition to locating two conductive zones located just west of the Exxeter Property. A second area they called the South Zone showed indicators of weak conductors flanking magnetic highs. No rock outcroppings could be found at surface above the conductor. It is unclear from maps whether the South Zone falls on the Exxeter Property or not. Drilling was recommended to follow up on the conductors. A report published in 1965 (Harper, 1965) indicates that due to the depth of overburden, the company decided it was not possible to employ less costly exploration procedures.

Coastal Mining Ltd. acquired the bulk of the claims that make up the Exxeter Property in early 1964. At the same time, Northwest Canalask Nickel Mines Ltd. owned the westernmost claims of the Exxeter Property. In 1964, Coastal Mining ltd. performed an analysis of the mineral potential for the property, with recommendations including magnetometer surveys and prospecting. The potential was rated high due to the property's proximity to the Chimo mine and the presence of similar rocks on adjacent properties (such as the Black River Property ½ miles away). In 1965, Northwest Canalask Nickel Mines drilled four diamond drill holes, one of which falls on the present-day Exxeter Property's SW-most claim. The hole was 400 feet long, drilled at -50° dip and intersected intrusives and sediments. Assays returned very low values from nil to trace gold.

No reports written by mining or exploration companies were found that cover the claims between 1965 and 1982. The property was covered by a 1972 geological mapping campaign published by the Ministère de l'Énergie et des Ressources du Québec and executed by M. Germain (Germain, 1972). The property was also covered by various surveys commissioned by the MER, including a 1983 INPUT survey and a 1986 geological mapping program.

By 1983, the western claims were owned by Shiningtree Gold Resources Inc., the central claims were owned by Canadian Longhorn Petroleum Corporation (Cream Silver Property) and the eastern claims belonged to Mr. Henri Belanger and Jean-Claude Cossette.

Shiningtree Gold Resources Inc. completed magnetic and electromagnetic surveys on their property in 1983. Survey lines were cut at 400' intervals with stations every 100' for 26.75 miles total. Several conductors were identified from the EM survey, 400 to 800 feet long, with an east-west trend. In the

south-east sector of the property, the survey identified two NW-SE conductors at least 800’ long, interpreted to be potential cross-cutting structures.

In 1983, several VLF-EM and magnetic surveys were completed on the claims owned by Henri Belanger and Jean-Claude Cossette. In total, 7.68km of VLF-EM and 7.93km of magnetometer surveys were completed on the property. The VLF-EM survey was completed on 25m stations while the magnetometer survey was done on 12.5m stations. The VLF-EM survey identified eight anomalies, two of which were ranked of high importance due to their coinciding with magnetic anomalies. The magnetometer survey showed very little magnetic variation which pointed to the presence of intermediate to felsic rocks underlying the property.

In 1983, the Canadian Longhorn Petroleum Corporation completed a magnetometer survey on their Cream Silver property between December 1st and 9th. The goal of the survey was to better outline the bedrock geology of the claims. Survey lines were spaced 400’ apart with reading taken every 100’, a distance decreased to 50’ in anomalous areas. The most prominent anomaly of the survey was near the central part of the eastern half of the claim block where the survey outlined what appeared to be a magnetite iron formation some 3000’ in length, trending E-W. An interpreted N-NE striking fault appeared to divide the property into two and truncates the iron formation.

In 1984, the northern half of the claim block was owned by Claude St-Yves. The report published the same year (Larouche, 1984) describes nearby showings or deposits and recommends VLF-EM and Magnetometer surveys as well as prospecting as first pass tools, followed by IP and diamond drilling if results warrant further investigation.

In 1985, the north-eastern most claims were included in a property on which a magnetometer survey was completed. The results of the survey identified a single weak anomaly located outside the current Exxeter Property that was attributed to a more basic phase within the volcanic rocks and given low priority.

By 1986, the Exxeter claims were owned by various individuals including Paul Frenette, who completed a magnetometer and electromagnetic survey on the central Exxeter claims. The EM survey identified 29 anomalies, most of which were weak and interpreted as either faults with or without graphite or as escarpments in terrain. The EM survey identified numerous anomalies associated with changes in

lithology. 4 anomalies were interpreted to be sulfide-rich zones near-surface. One anomaly was interpreted as a radical change in lithologies.

By 1987, all but the central Exxeter claims (belonging to P. Frenette) were owned by Resources Minières Pro-Or. Work completed in January 1987 consisted of 63.63km of EM surveys using the NAA station, 62km of EM surveys completed using the NSS station in February. In addition to this, the company completed 63.59km of Mag in January 1987. In 1988, the company completed multiple surveys including IP on the westernmost claims bisected by Chemin du Lac Guéguen, soil sampling, geological mapping and sampling. Rock samples returned several anomalous Au, Cu and Ag values, most notably from samples taken from felsic tuffs found in close proximity to diorite intrusives. Soil samples were collected over known Mag and EM anomalies on the claims. Numerous soil samples returned anomalous Cu, Pb, Zn, Ag and As values. The IP survey included 4.2km completed on 100m line spacing and 25m stations. The data was affected by high levels of noise caused by the thick layer of glacial sand overlying bedrock. However, the data were deemed reliable and identified three weak anomalies, one of which falls on the present-day Exxeter Property along Chemin du Lac Guéguen. The soil sample results coupled with IP anomalies identified areas of high priority with recommended diamond drilling as follow-up. In 1989, Pro-Or completed 10 diamond drill holes for 1404.80m of drilling including one drill hole, VC-89-8, which falls on the western edge of the claims. The hole was drilled to the north at -45° dip with a final depth of 147.80m. The hole intersected inter-fingered quartz-feldspar porphyry and sheared andesite with up to 3% Pyrite that graded a maximum of 55 ppb Au over 0.50m. The hole was targeting a structure that had generated the strongest IP anomaly on the property.

From the late 1980s to the 2000s, the Exxeter Property experienced limited exploration with most of the work being either compilation work performed by the Ministry or broad-scale geophysical surveys that encompassed the claims. The eastern half of Vauquelin Township was mapped as part of a large-scale mapping effort completed by the Ministère de l'Énergie et des Ressources du Quebec in 1986 (Rocheleau et al., 1987). In 1997, the property was included in a regional compilation work analysing stratigraphy and showings in Vauquelin Township (Rocheleau, et al., 1997). It was covered by airborne geophysical surveys including Megatem II surveys flown between 2001 and 2003 (DP2008-41) by Fugro on behalf of several mining companies.

In 2011, the northern and western claims of the Exxeter Property were included in a heliborne Magnetic and TDEM survey of the South Bay Property, completed on behalf of Threegold Resources by Prospectair

Geosurveys. The results of the survey showed no TDEM anomalies on the property and that the underlying rocks showed a low mag signature characteristic of felsic rocks.

7.0 GEOLOGICAL SETTING AND MINERALIZATION

Regional Geology

The Exxeter Property lies at the southeastern end of the Val-d'Or Mining Camp, just north of the major Cadillac Tectonic Zone (CTZ) and approximately 15km northwest of the Grenville Front. The property is also at the southern end of the Abitibi Greenstone Belt of the Superior Province, Abitibi sub-province. The rocks of the region are all Archean in age with the exception of cross-cutting Proterozoic dykes. The rocks are sub-divided into two volcano-sedimentary packages separated by a shear zone which represents the eastern extension of the Cadillac Tectonic Zone. The first assemblage corresponds to the eastern extension of the Motte-Vassan depression which is made up of the rock of the Dubuisson and Caste Formations of the Malarctic Group, overlain by the Jacola, Val-d'Or and Héva Formations. The second assemblage corresponds to the Villebon depression and includes rocks from the Villebon, Pontiac and Trivio Groups. The rocks are oriented WNW-ESE, dip steeply to the north and have a younging direction towards the south (Folco, 1988). Numerous mafic to felsic stocks, plutons, dykes and sills intrude the rocks of the region, representing a series of syn- to post-volcanic and deformation events.

Local Geology

The property overlies the eastern-most extent of the Val-d'Or Formation which has an east-west orientation and variable width of 5 to 8km, extending from the city of Val-d'Or to the Grenville front. The Val-d'Or Formation is host to the bulk of the gold deposits of the Val-d'Or mining camp. The Val-d'Or Formation is characterized by felsic to intermediate pyroclastic rocks. The pyroclastic units are inter-fingered with Andesitic to Basaltic flows that can be massive, pillowed or brecciated. The area was also intruded by pre-deformation mafic and felsic plutons, dykes and sills. The most notable felsic intrusive in the area is the Bevcon pluton, a granodiorite to quartz-diorite pluton some 12km^2 in size. Other felsic intrusions include feldspar porphyry and quartz-feldspar porphyry dykes as well as granodiorite to tonalite dykes that can be 20 to 30 m thick. Mafic intrusions include m-thick diorite and gabbro lenses, often intercalated with the lavas. These lenses can be weakly mineralized with disseminated Pyrite and Pyrrhotite. The Vicour Sill is a 7km long pre-deformation intrusion with an E-W

direction that cuts the Val-d'Or Formation near it's contact with the Héva Formation, west of the Exxeter Property.

The post-tectonic Pershing-Manitou granitic batholith intrudes the Val-d'Or Formation approximately 2km north of the Exxeter Property. The batholith is the most important intrusion in the region and is almost 100km^2 in size. Outcropping of the batholith tend to form large buttes, especially around Lac Guéguen. Elsewhere, outcrops are rare.

Metamorphism in the region is predominantly greenschist facies. However, as one approaches the Grenville Front, metamorphism gradually increases to amphibolite facies. Contact metamorphism has also been observed around the Pershing-Manitou batholith with a contact aureole at amphibolite facies as well.

The region has been subjected to three deformation events. The first event created localized isoclinal folds that have been noted along the Cadillac Tectonic Zone around the Chimo Mine area. This even also created S_1, a schistosity that is difficult to identify due overprinting by the much strong regional deformation D_2. S_1 has mostly been identified in sedimentary rocks and some pyroclastic units. The main event, D_2, is responsible for the E-W tectonic fabric, the main folds P_2 and the dominant schistosity S_2. This deformation event is associated with tight isoclinal folds oriented E-W that generally plunge to the NE. Shear zones that parallel the axial planes of the folds are also associated with D_2. S_2 is parallel to the axial planes of the P_2 folds, the E-W shear zones and the flattening of geological features such as pillows, fragments, crystals and vesicles. A regional post-deformation phase created a network of NE dextral kinks and NNW sinistral kinks. NE-SW open folds that plunge to the NE are also associated with this third phase. S_3 is characterized by crenulation cleavage that gradually turns into shearing as one approaches the Grenville Front. Large E-W shear zones are interpreted as regional faults.

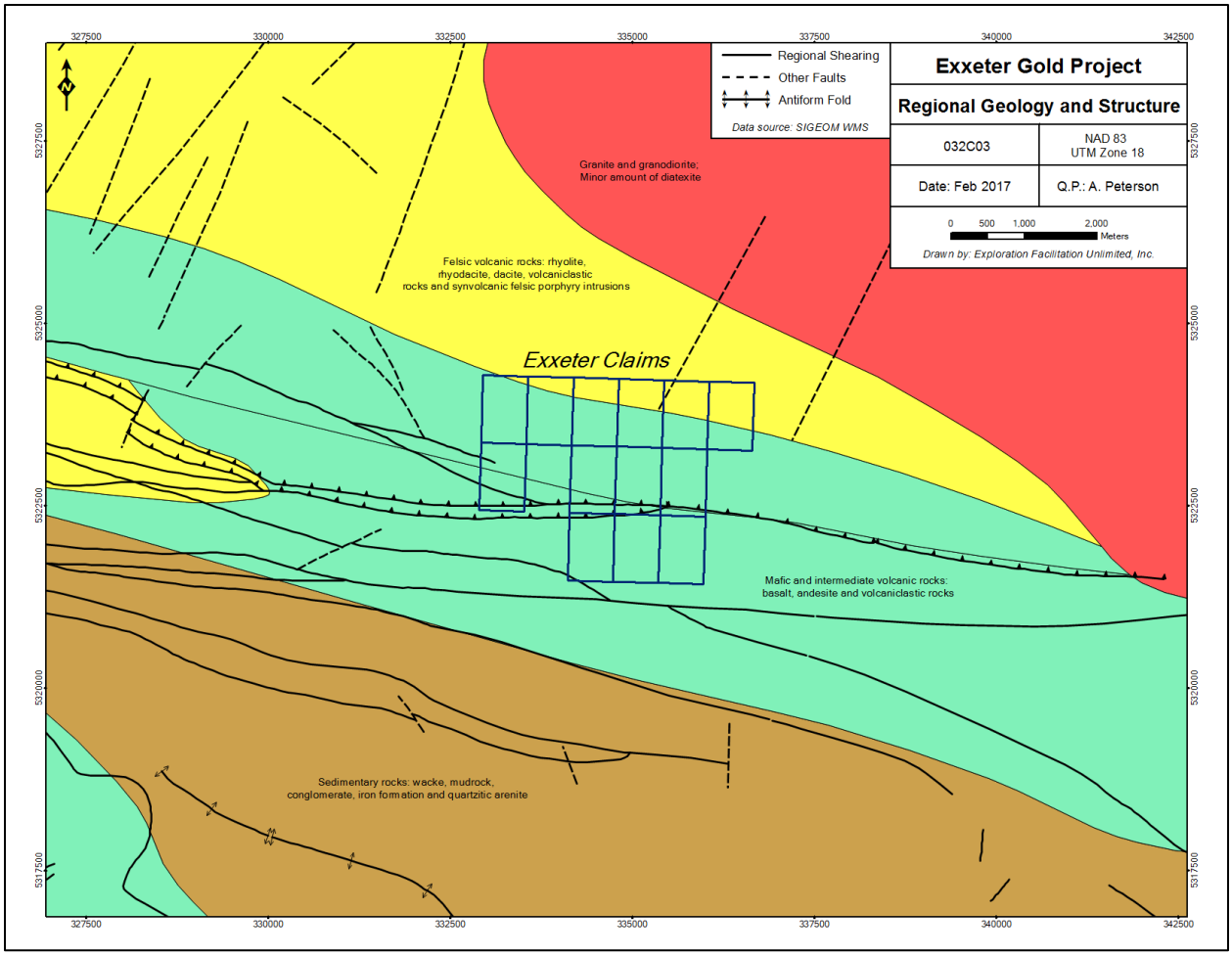

FIGURE 3. REGIONAL GEOLOGY, EXXETER PROPERTY.

Property Geology

The Exxeter Property overlies rocks of the Val-d'Or Formation of the Val-d'Or lithotectonic domain. The Val-d'Or Domain corresponds to the eastern extension of the southern limb of the La Motte – Vassan anticline. The Val-d'Or Formation is characterized by the appearance of explosive volcanism which accompanies the more effusive lavas, with compositions ranging from basalts to rhyodacites and even rhyolites. It is composed of three bands of pyroclastic rocks intercalated with volcanic flows. The most common facies in the pyroclastic units are block or lapilli tuffs and crystal tuffs with plagioclase. Beds range in thickness from dm- to m-size. The lavas alternate between massive to sometimes vesicular flows at the base covered by pillowed or brecciated flows, with brecciated flows being the dominant facies. The rocks of the Val-d'Or Formation are representative of a calc-alkaline phase of volcanism within the Val-d'Or Domain. Several feldspar and quartz-feldspar porphyry dykes and sills cut through the western claims.

The property is cut by several E-W shear zones; two regional-scale structures that extend for over 7km in strike-length and have demonstrated a reverse sense of movement, and one local-scale shear that extends for approximately 5km.

At surface, the property is mostly covered by sand and gravel with less than 5% outcropping. A large esker runs north-south along the Chemin du Lac Guéguen in the western portion of the property. The esker is approximately 25m thick and varies from 200 to 800m in width.

Mineralization

The region surrounding the Exxeter Property is host to anomalous gold values with lesser silver and base metal values. This is put in evidence by the presence of numerous gold, silver, copper and Zinc showings on properties proximal to the claims, including the Forsan gold showing (132,000t @ 3.52 g/t, Khalkos), the Chimo gold Mine (historically produced 379,012 ounces of gold) and the Nordeau gold deposit (historical inferred mineral resource of 225,342t @ 4.17 g/t Au). Gold deposits in the area are distributed throughout the different Formations; Chimo and Nordeau are in the Groupe de Trivio while the Forsan showing is in the Val-d'Or Formation. However, all deposits and showings have one thing in common: Structure. The various mineralized zones are present as quartz veins and lenses that are associated with shears, faults, tension gashes or tectonic breccias that occur along lithological contacts with marked differences in competence. These E-W deformation zones and their related metasomatism are directly associated with most of the mineralization in the region. In most cases, the gold occurs as free gold within the quartz veins and lenses, with a small proportion (<20%) occurring as fracture fill in sulphide minerals such as Pyrite and Arsenopyrite. The main showings and deposits in the region indicate a complex history of metasomatism with alteration zones that include: Carbonate, silica, sericite, tourmaline and sulphides. The two most important sulphides are Pyrite (with late Chalcopyrite) and Arsenopyrite (MB87-52).

Silver and base metal showings in the region are far less common than gold, however several occur within 10km of the Exxeter Property. Two of these showings are associated with structures that cross the property. These deposits occur in various volcanic units such as breccias and agglomerates, often within quartz veins containing sulphides. Sulphides include Pyrite, Pyrrhotite, Sphalerite and Chalcopyrite as either disseminations or semi-massive to massive bands that are cm- to dm-sized. 2km west of the Exxeter Property, on the same large-scale E-W shear zone that cuts through the claims, the VO-96-6 showing is comprised of three zones of massive sulphides up to 3cm thick. The showing was

discovered through diamond drilling and returned assays of up to 4.42% Cu and 38.9 g/t Ag over 0.35m, 2.84% Zn over 0.32m, 9.7g/t Ag over 1.46m, 8.0% Zn and 13.2 g/t Ag over 1.05m and 8.1% Zn and 6.9% Ag over 0.78m (results taken from SIGEOM website). The Russian Kid showing is less than 1km west of the property and is also associated with a structure that crosses the Exxeter claims. Here the mineralization is found in two parallel shear zones 914m apart with mineralization has been traced for over 1km of strike length. Exploration on this showing began in 1945 with trenching and diamond drilling. Results include: 22.20 g/t Ag over 0.20m, 4.10 g/t Ag over 0.60m, 9.6 g/t Ag (grab), 2.84 g/t Ag and 2.1 g/t Au over 0.80m. Drilling in 2011 returned values of 5.8 g/t Ag over 0.5m and 4.07% Zn over 0.50m.

The Exxeter Property has two of the main ingredients for anomalous metal values; Intermediate to felsic volcanic rocks and structure. The rocks on the property all belong the Val-d'Or Formation, rocks that host the bulk of the gold showings and deposits of the Val-d'Or mining camp. The three shear zones that cross the central part of the claim block all have associated metal deposits, making them prime targets for exploration efforts.

8.0 DEPOSIT TYPES

The Exxeter Property was investigated for both gold and base metal mineralization. The large deformation corridors that cut through the central part of the claims were interpreted as favourable structures for anomalous lode gold mineralization while the presence of felsic volcanics showed potential for VMS style deposits. Gold, copper, zinc and silver showings occur adjacent to the Exxeter Property. Exploration work on the property by Pro-Or in 1989 revealed that two types of veining were observed at surface and in core. The first type of veining was sub-parallel to stratification while the second appeared oriented N-S. The best gold and silver values were associated with the N-S veins. At Exxeter, the Pershing-Manitou batholith intruded felsic to intermediate tuffs and lavas and may have favored the circulation of mineralized fluids along the contacts between the different units as well as along secondary shear zones that bound various lithological units.

The Exxeter Property's historical exploration efforts consisted predominantly of broad-scale geological mapping and sampling programs in addition to ground and airborne geophysical surveys. Only two short diamond drill holes were completed on the property prior to 2016. Due to the limited amount of sub-

surface work and limited outcrop exposure, mineralization type, location, width and continuity on the property is still unknown although potential is quite good.

9.0 EXPLORATION

9.1 2017 Work Program

From March 30th to April 12, 2017, Exploration Facilitation Unlimited Inc. (EFU Inc.), on behalf of Darien Resource Development Corp., completed a 20 kilometer line-cutting program and an induced polarization survey on portions of the Exxeter Property. The survey was designed to test for potential sulfide mineralization associated with a series of magnetic features identified during the 2016 VLF-EM/Mag survey (discussed in section 9.2). The survey took approximately two weeks to complete and consisted of nine (9) north-south oriented lines spaced 200m apart. Measurements were obtained using the pole-dipole method with a 25m dipole. The survey was split into three grids and totaled 7.5 line-km of IP. The data collected was processed by Peter E. Walcott & Associates Limited.

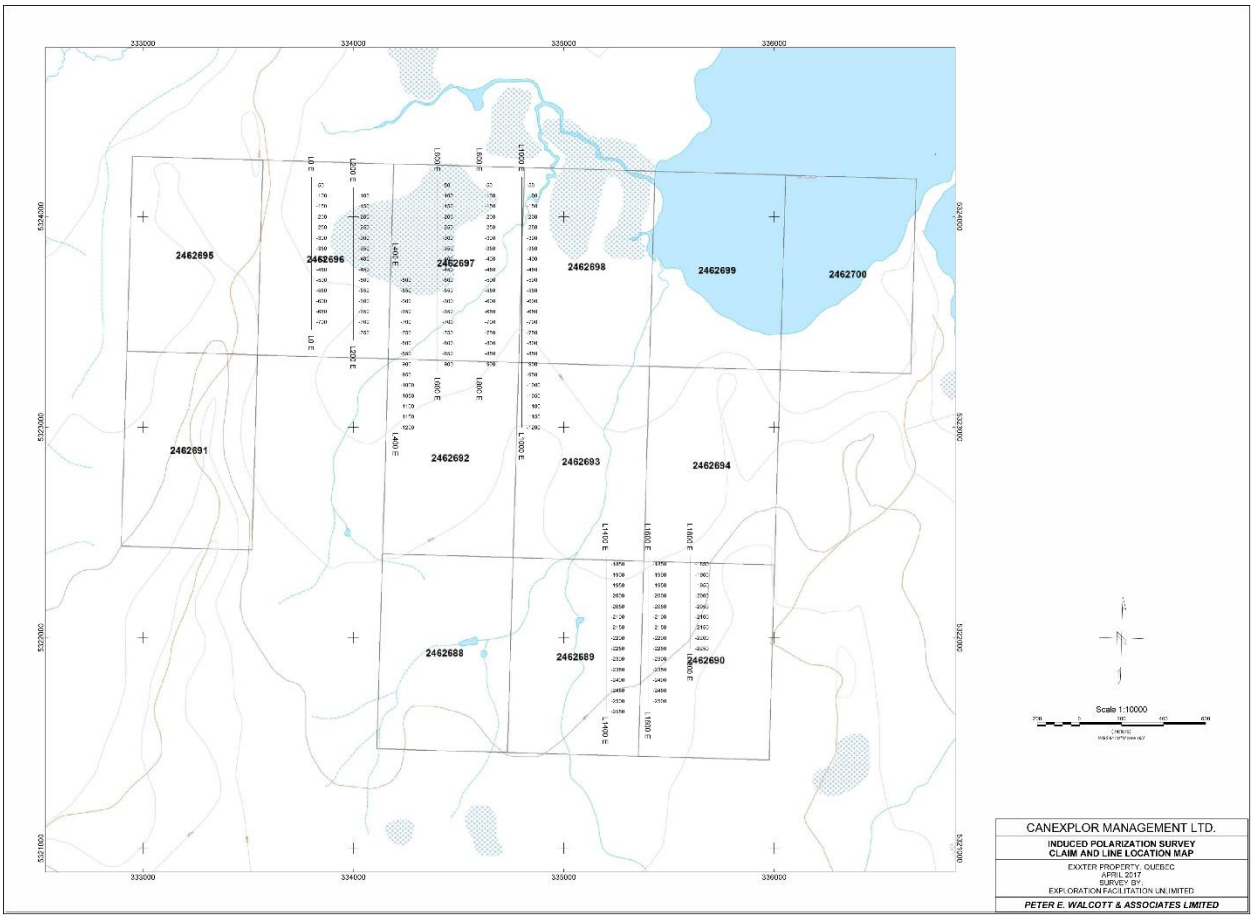

FIGURE 4. LOCATION OF IP SURVEY LINES WITH CLAIMS.

The IP survey identified five (5) separate anomalies. Anomaly A (located mid-way on line 0) is characterized by a chargeability anomaly that coincides with a highly resistive unit. The anomaly exhibits traits attributed to shallower features. Anomaly B is a deeper, yet subtle feature situated beneath a conductive zone, located at the northern end of Line 800. The feature appears to be located within a small embayment in the magnetics. Both Anomaly A and Anomaly B are found within a north-east trending magnetic corridor observed in the residual magnetics. This magnetic corridor corresponds to a set of parallel shear zones interpreted from the VLF-EM/Mag data (see Figure 7). Anomaly C, located at the south end of line 800, is associated with a resistivity high that was only partly covered by the IP grid and remains open to the south. Anomaly D, located on the southern portions of lines 1400 and 1600, is a weak to moderate intensity feature that could be a combined response of multiple features, and flanks the southern contact of a w-s-w trending zone of elevated magnetic susceptibility. Anomaly E is a broad, moderate intensity chargeability feature that is also associated with a zone of elevated magnetic susceptibility. This anomaly can be found on lines 1600 and 1800.

The survey also highlighted a break in resistivity, observed on all the survey lines of Grid 1, which could potentially be attributed to a change in lithology. This change in resistivity was observed as a flat lying zone of increased conductivity some 30 meters in thickness.

9.2 2016 Work Program

From October 19th to November 9th, 2016, Exploration Facilitation Unlimited Inc. (EFU Inc.), on behalf of Kode Mineral Exploration Ltd., conducted a three-week exploration program designed to explore the entirety of the property in order to identify favourable targets for exploration such as geophysical anomalies and structures. Proposed work included ground geophysics (VLF-EM/Mag and Beep Mat), geological mapping, rock and soil sampling as well as small-diameter backpack drilling. The field crew was based out of the Pourvoirie Villebon, located 10km west of the property, for the duration of the exploration program.

While the work described in this section was not performed on behalf of the issuer, Darien Resource Development Corp., the results of the 2016 exploration program were included in detail below due to their relevance to the recommendations made in section 26.

Geophysics

The Beep Mat program was planned to cover the entire property, with 100m line spacing. The grid lines were oriented both E-W and N-S to properly investigate the E-W shear zones that cut through the central claims. Nearly the entire property was able to be surveyed, with the exception being the portion of the claims that overlie the Baie de Vauquelin itself and the associated area of wetlands west of the Baie. In total, 116.4 line-km of beep mat survey were completed. No major beep mat conductors were identified during the survey, however, 10 point anomalies were identified, recorded and investigated. Several anomalies were attributed to anthropogenic sources while some were from boulders. One of these point anomalies gave a purely magnetic response with the beep mat and was subsequently drilled using the Shaw backpack drill. The rock was magnetic with minor amounts of disseminated magnetite and possible Pyrrhotite.

All conductors and magnetic anomalies were investigated immediately, with the surrounding area surveyed to check for extent and continuity. All point anomalies are identified in the field with the anomaly location marked with flagging tape containing the HFR, LFR and % values for each point. The

location of the survey lines can be found in the map below. The point anomalies identified from the beep mat survey were determined to be insignificant for the scope of the project and later discarded and were not included in the map.

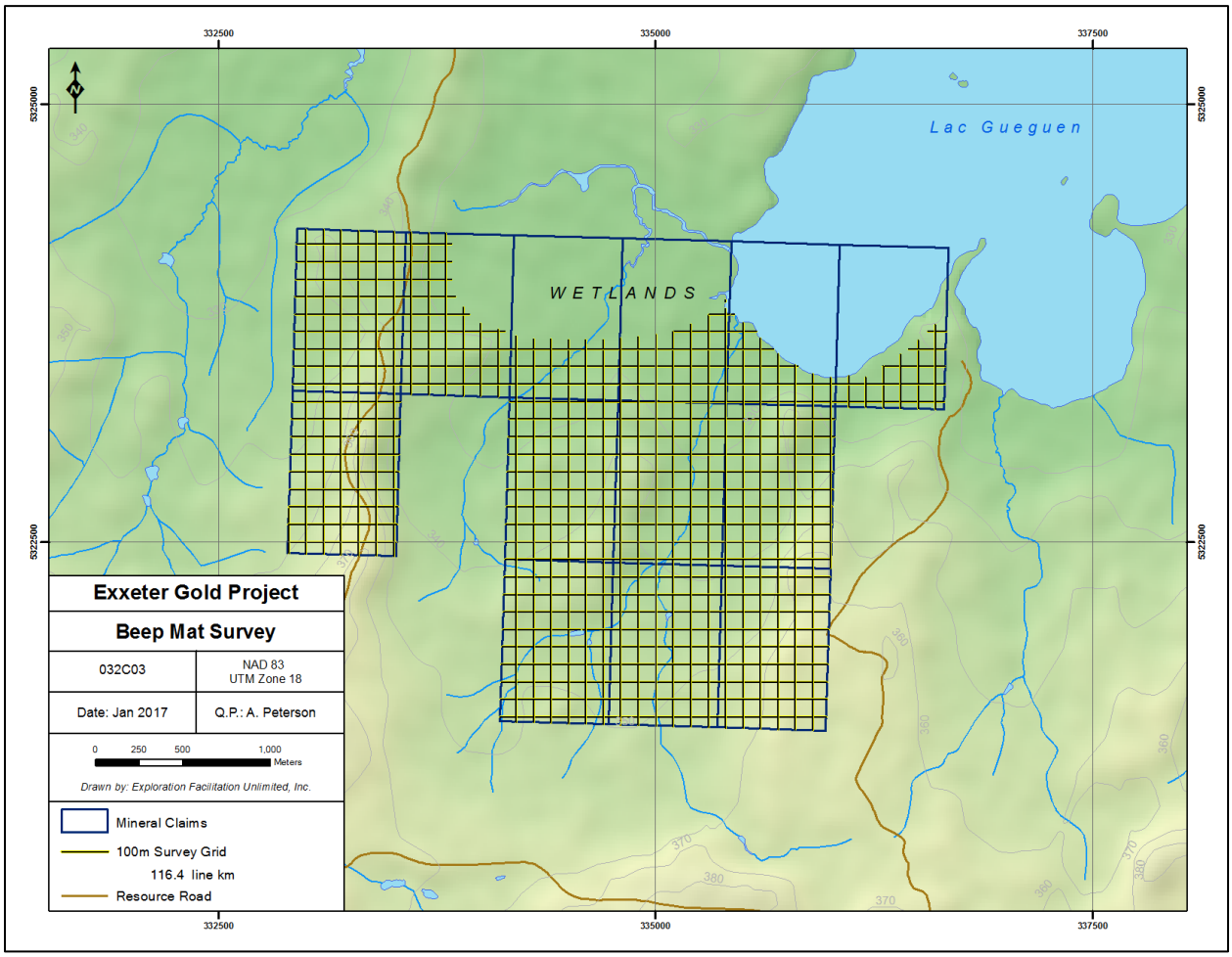

FIGURE 5. BEEP MAT SURVEY LINES, 2016 EXPLORATION PROGRAM.

The exploration program also included a VLF-EM/Mag survey which was completed concurrently with the beep mat survey. The VLF-EM/Mag survey was completed on a N-S oriented grid with 19 lines spaced 200m apart with stations every 12.5m. Unlike with the beep mat survey, the wetlands west of the Baie de Vauquelin were covered and the only part of the property that was not surveyed was sections of claims that overly water. The survey, completed between October 23rd and November 9th 2016, totaled 35.9 line-km of VLF-EM/Mag surveyed using a GSM-10 Overhauser magnetometer built by

GEM of Toronto, Canada. The survey at Exxeter took measurements using the VLF station NAA located in Cutler, Maine. Figure 5 below shows the location of the VLF-EM/Mag survey lines.

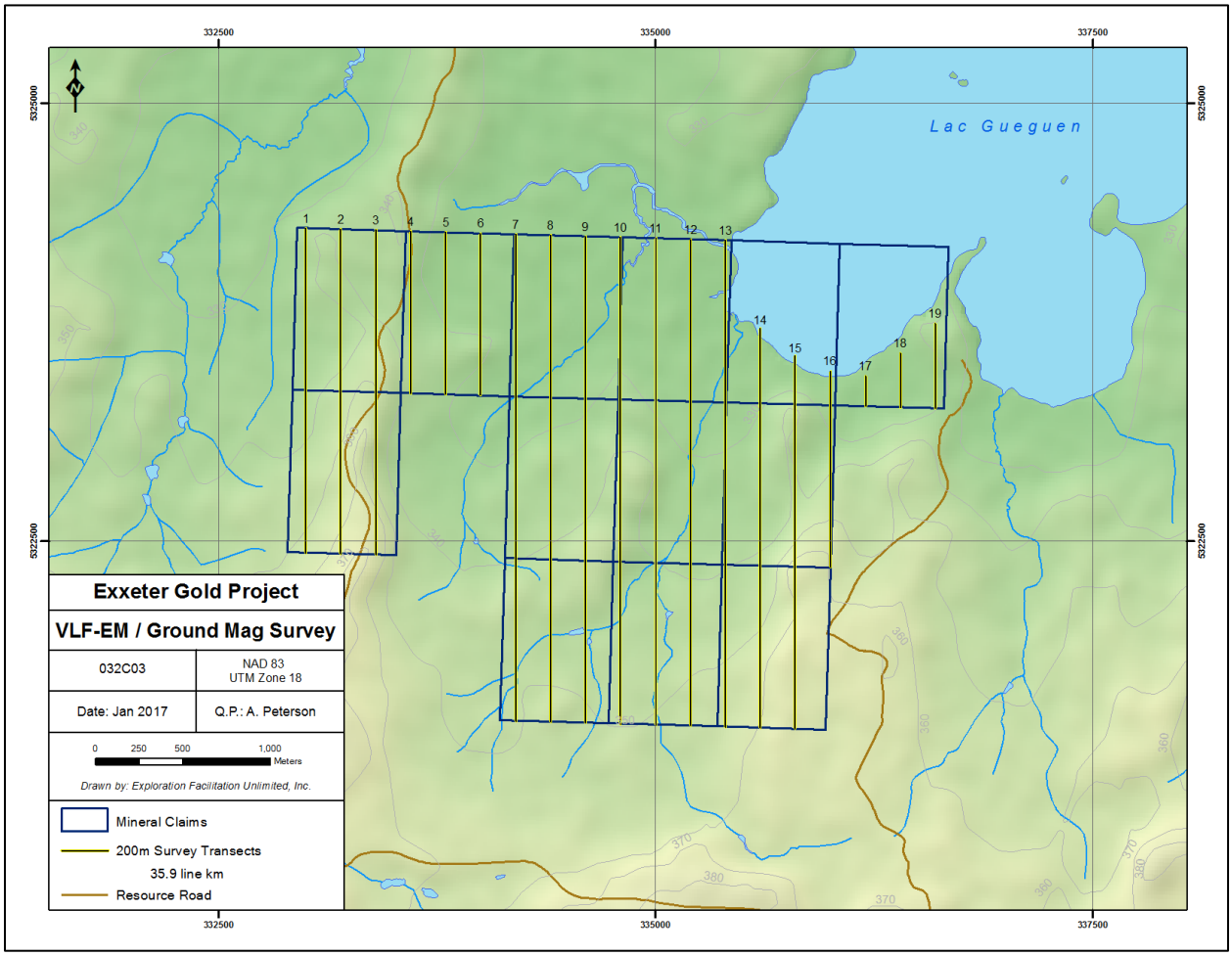

FIGURE 6. LOCATION OF 2016 VLF-EM/MAG SURVEY LINES.

The VLF-EM data was sent to MBGeosolutions in Québec City for analysis. The resulting report concluded that the low range of the magnetic data coupled with the presence of point magnetic anomalies and the wide spacing of the survey lines did not permit reliable interpretation of the results. Despite this, the resulting maps do contain some interpretations based on the VLF and magnetometer data. An interpreted set of parallel NE-SW trending shear zones appear at the western end of la Baie de Vauquelin. The data was overlain on a topographic map of the area. The esker that runs parallel to Chemin du Lac Guéguen can be clearly seen running N-S through the western-most claims.

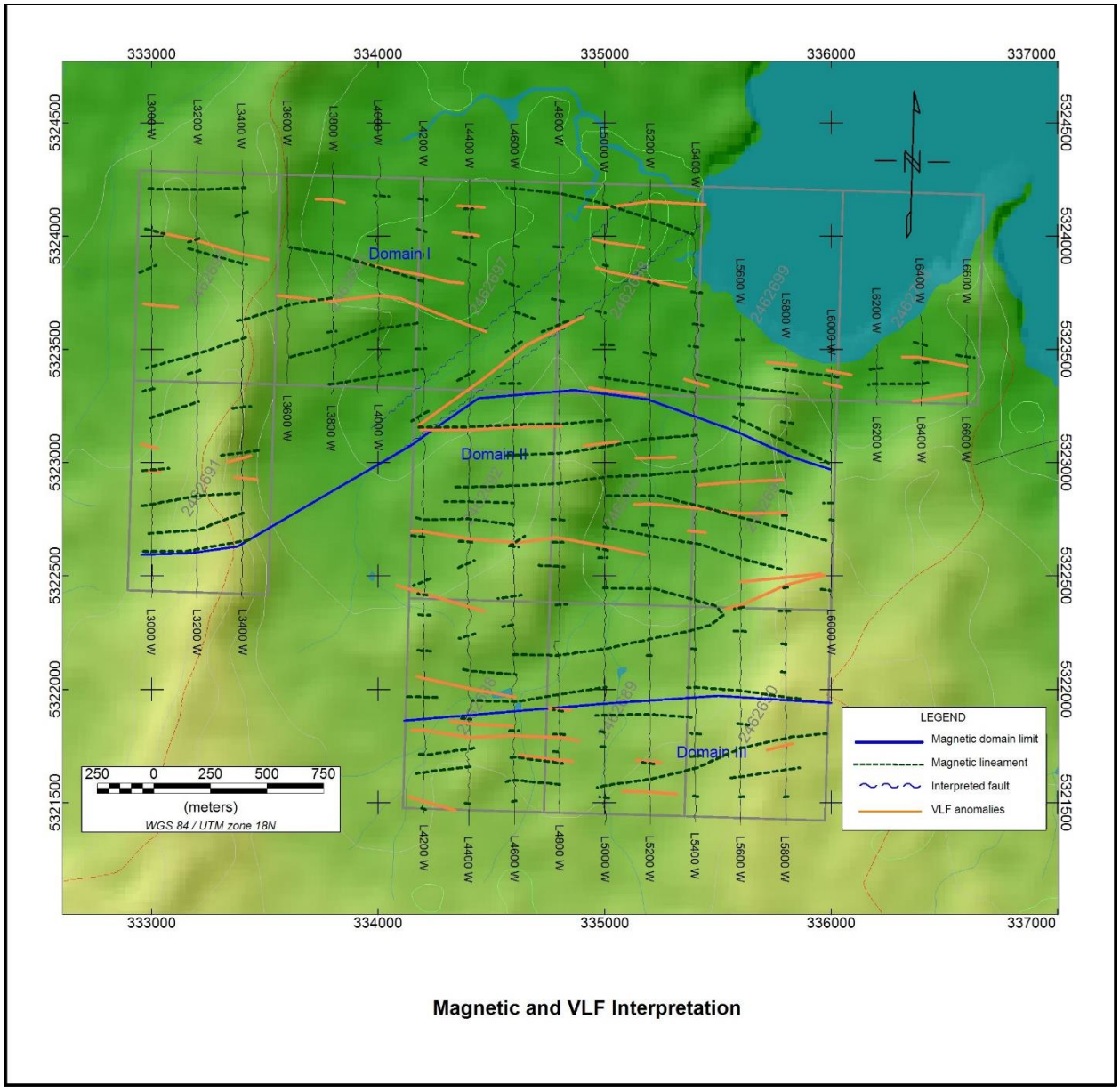

FIGURE 7. MAGNETIC AND VLF INTERPRETATIONS OF 2016 SURVEY DATA.

Field Mapping and Sampling

Geological field mapping, prospecting and sampling was an important part of the 2016 program. The entire property was covered and a total of twenty-nine (29) grab samples were taken from outcrops and boulders. The results of these samples can be found below in figure 8 where the results of the grabs were plotted along with the results of the drilling. The highest assay values from the grab samples included 59ppb Au, 0.7 g/t Ag and 255ppm Cu.

Mapping indicates that the local stratigraphy is composed of chlorite schist and amphibolite, with the amphibolite being the result of contact metamorphism related to the Pershing-Manitou batholith. The stratigraphy appears to possibly repeat itself and could either represent the alternating explosive and effusive modes of volcanism characteristic of the Val-d'Or Formation or could represent folding. The schist and amphibolite are intruded by a large amount of granodiorite, which has preferentially intruded along the contacts between the two stratigraphies. The map below shows the results of the 2016 field mapping program.

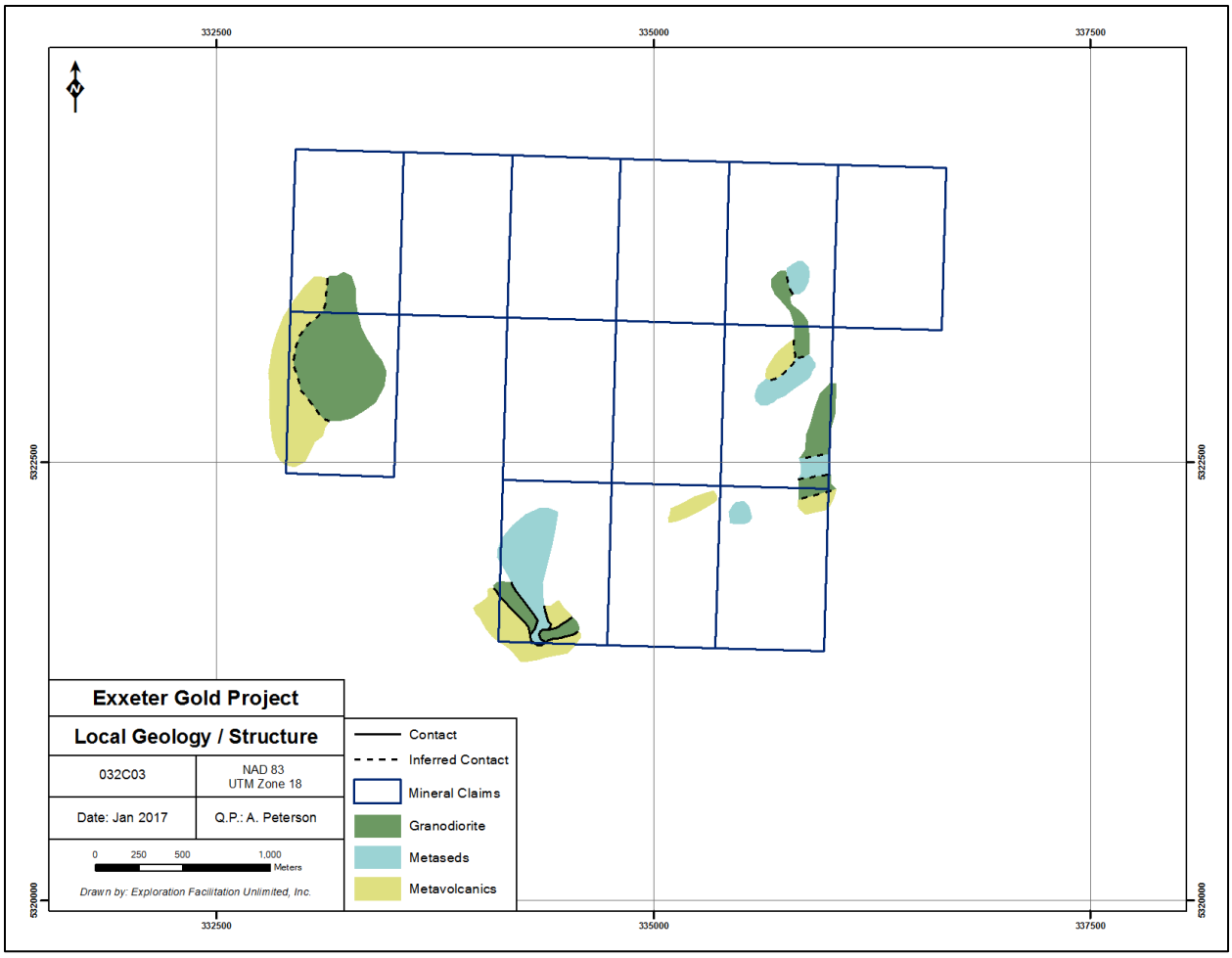

FIGURE 8. GEOLOGICAL MAPPING ON THE EXXETER PROJECT.

All grab samples were collected as representative samples of the source outcrop (or suspected outcrop) by the field geologists with sample number, location in UTM coordinates and geological descriptions

(lithology, alteration, mineralization, mineralogy, structure) recorded on-site before being entered into a master spreadsheet at the end of the day.

Soil Sampling

The entire Exxeter Property was covered by a soil sampling program with 200m line spacing and sampling stations every 200m. A total of 164 samples were collected at an average depth of 1.03m. The bulk of the samples were collected from a silty sand horizon, except for samples taken in swampy areas that were taken from more clay-rich horizons. The best values for Au, Ag, and Cu are plotted on the map of sample locations in the figure below. The soils returned anomalous gold-in-soil values of up to 185ppb Au. The soils also had maximum values of 45ppm Cu, 39ppm Ni and 78ppm Zn.

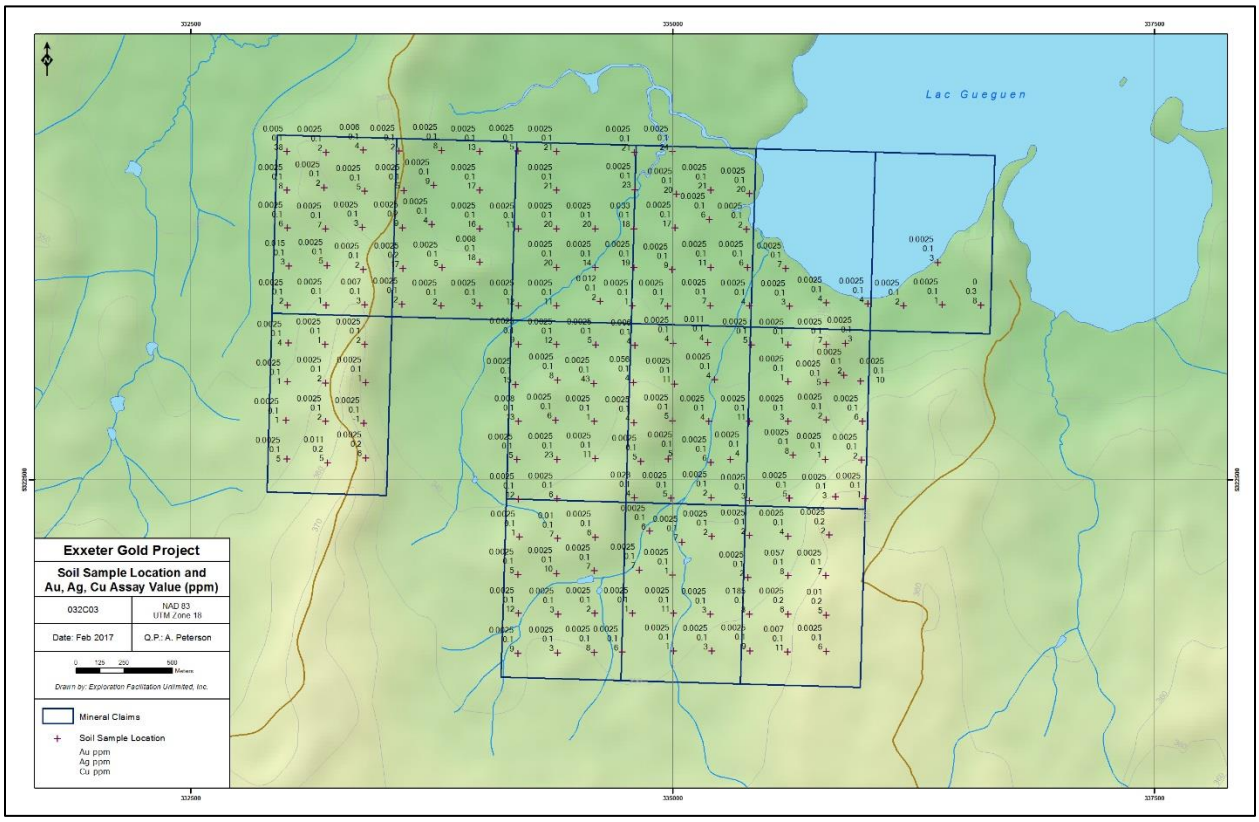

FIGURE 9. 2016 SOIL SAMPLE LOCATIONS WITH AU, AG AND CU ASSAY VALUES.

Backpack Drilling

A total of nine holes and 8.52m of drilling were completed using the Shaw backpack drills. All holes were drilled straight into bedrock. The drills are effective to a depth of 8-10m and produce 18mm diameter drill core. All drill holes targeted conductive or magnetic anomalies identified during the beep mat

survey or potentially mineralized rocks discovered during field mapping. Thirteen samples were collected from the drill holes and sent to ALS Laboratories in Val-d'Or for analysis.

The first three drill holes were drilled in close proximity to each other, and drilling locations were based on observations of structure or mineralization made by the field geologists. The first hole was drilled into outcrop/subcrop located within a large trench-like feature that appeared man-made. The second hole appeared to be located at a lithological contact while the third hole intersected schistose intermediate volcanics with Pyrite mineralization. Assays from these drill holes did not return any values of note.

Drill holes 4, 5, 8 and 9 were drilled around the extents of what appears to be a historic trench. No mention of this trench was found in work reports the author read during research. It is possible that this trench is in fact a large outcrop that was stripped and sampled during one of the multiple historic mapping programs. Sample tags are still visible within this area. The rocks here consisted of silicified mafic volcanics with chlorite alteration and sulphide mineralization consisting of up to 50% Pyrite and up to 1% Pyrrhotite. Samples from holes 004 and 005 returned Zn values of 109, 126 and 140ppm with associated Ni values of 91, 118 and 82ppm respectively.

Drill holes 6 and 7 were drilled into rocks that generated a purely magnetic response during the beep mat survey. The rocks contained minor magnetite and possible Pyrrhotite. Assays from the drill holes returned Ni vales of 50 to 104ppm and 99 to 112ppm of Zn.

All drill core was logged, photographed and sampled in the field by one of the field geologists with all pertinent geotechnical, geological and structural information recorded and entered into a master spreadsheet. Samples were delimited based on variations in lithology, structure, mineralization and alteration. Holes with very little to no variation in the above-mentioned parameters were assayed as a single sample.

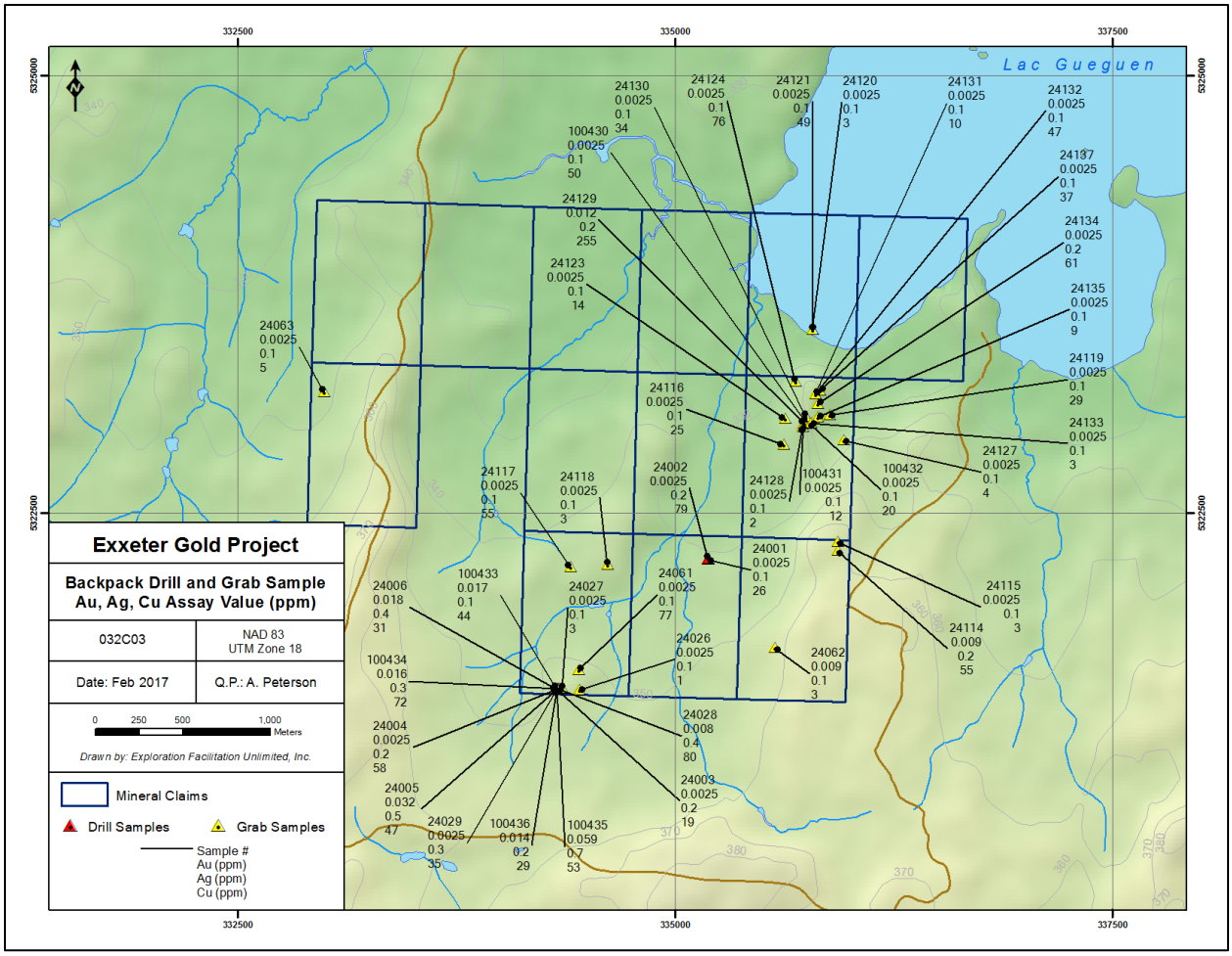

FIGURE 10. BACKPACK DRILL HOLE LOCATIONS WITH BEST ASSAYS FOR AU, AG AND CU.

10.0 DRILLING

A program of small-diameter, backpack drilling was completed during the 2016 exploration program and is discussed in Section 9.2. No other known diamond drilling has been completed on the property, and any diamond drilling completed historically was discussed in Section 6.0.

11.0 SAMPLE PREPARATION, ANALYSES AND SECURITY

The author does not know any of the sampling or security details regarding historical work programs on the Property. For the 2016 program, samples collected in the field were described in detail and photographed before being sealed into plastic sample bags. UTM co-ordinates and a brief description were also recorded for each individual sample. Samples were placed into plastic sample bags with a sample tag inserted into the bag and the corresponding number written in black permanent marker on

the outside of the bag. Sample bags were then sealed using plastic zip ties before being removed from the field. All samples collected during the exploration program were stored under lock and key until samples were ready for transport to the lab. Samples were reviewed a second time to ensure all samples were properly identified prior to transport. Samples were then transported by EFU employees directly from the Pourvoirie Villebon located 5km south of Louvicourt to the laboratory facilities in Val-d'Or where they were handed directly to lab employees for analysis. At no time were the samples in the possession of a third party. The author has deemed the sample preparation and security procedures employed by EFU employees to be adequate.

ALS Val-d'Or's quality management system operates in accordance with ISO/IEC 17025:2005 (CAN-P-4E) and is also compliant with CAN-P-1579 Guidelines for Mineral Analysis Testing Laboratories. The management system and methods are accredited by the Standards Council of Canada.

The laboratory employs comprehensive quality control programs to monitor sample preparation and analysis. Quality control measures include the use of barren material to clean sample equipment in between batches. Analytical accuracy and precision are monitored by the analysis of reagent blanks, reference materials, and replicate samples. Bar coding and scanning technology provide complete chain of custody records for sample preparation and analytical process.

ALS is considered by the author to have adequate sample preparation, security, and analytical procedures, and to operate at industry standards. Kode Mineral Exploration Ltd. and Darien Resource Development Corp. have no relationship with ALS other than as clients.

12.0 DATA VERIFICATION

Due to the early stage of exploration on the Property, no formal Quality Assurance/Quality Control (QA/QC) protocol has been established. None of the assessment or historical work reports used as references in the preparation of this report provided details of the sampling or analytical methods used. Quality control methods and security procedures were not discussed either. Results of the 2016 exploration program were verified using the assay certificates.

The author finds that the sampling procedures used in the 2016 exploration program were satisfactory and similar to standard practices in the industry. The QAQC procedures at ALS Laboratories were ample for the number of samples analyzed and generated data with a high degree of confidence.

13.0 MINERAL PROCESSING AND METALLURGICAL TESTING

The author is unaware of any mineral processing and/or metallurgical testing having been carried out on the subject Property.

14.0 MINERAL RESOURCE ESTIMATES

No Mineral Resource, as currently defined by Canadian Institute of Mining, Metallurgy and Petroleum (C.I.M.) terminology, has been outlined on the Property.

15.0 MINERAL RESERVE ESTIMATES

No Mineral Reserve, as currently defined by Canadian Institute of Mining, Metallurgy and Petroleum (C.I.M.) terminology, has been outlined on the Property.

16.0 MINING METHODS

Not applicable to this technical report.

17.0 RECOVERY METHODS

Not applicable to this technical report.

18.0 PROJECT INFRASTRUCTURE

Not applicable to this technical report.

19.0 MARKET STUDIED AND CONTRACTS

Not applicable to this technical report.

20.0 ENVIRONMENTAL STUDIES, PERMITTING AND SOCIAL OR COMMUNITY IMPACT

The author is not aware of any particular environmental, political, or regulatory problems that would adversely affect mineral exploration and development on the Property. There are no environmental studies currently being undertaken on the Property.

21.0 CAPITAL AND OPERATING COSTS

Not applicable to this technical report.

22.0 ECONOMIC ANALYSIS

Not applicable to this technical report.

23.0 ADJACENT PROPERTIES

While no large deposits occur adjacent to, or along, the same deformation zones that cross the Exxeter Property, work done on adjacent claims support the mineral potential of the area.

Forsan Deposit

Located on the adjacent property to the west of Exxeter, the Forsan showing (Khalkos Exploration) occurs in the same volcanic rocks as the Exxeter Property on the main E-W shear zone that cuts through the central claims. Khalkos completed two diamond drill programs in 2008 and 2009, leading to the discovery of two new mineralized zones, Forsan Southwest Zone and Forsan East Zone. With this data, Khalkos calculated a 43-101 compliant resource estimate which was released in 2009. An Inferred Resource of 132,000 metric tons at 3.52 g/t Au was defined for the main Forsan Mineralized Zone using a cut-off grade of 2.50 g/t Au. The gold at Forsan is hosted in quartz-tourmaline veins with Pyrite and Chalcopyrite. The Author has been unable to verify the information on Khalkos and the information is not necessarily indicative of the mineralization on the Exxeter Property that is subject to this Technical Report.

Nordeau Deposit

The Nordeau showing is a gold deposit located approximately 3km south of the Exxeter Property. The gold zones are found in sheared and deformed corridors hosted in mafic volcanics of the Trivio Formation at the far eastern extent of the Cadillac-Larder Fault. The historical mineral resource, published in 1990 by Mines Vauquelin had a total of probable and possible resources of 689,259 tones at 0.172 oz/ton Au. The most current NI 43-101 compliant resource estimate for the Nordeau West Zone, published by Plato Gold Corp. March 17th, 2009 has a total Indicated Resource of 225,342 tonnes at 4.17 gpt Au and total Inferred Resource of 1,112,321 tonnes at 4.09 gpt Au (Globex Mining Website, accessed March 5th, 2017). Plato had optioned the Nordeau Property from Globex Mining from 2006 to 2011. Diamond drilling by Globex in 2014 confirmed results from drilling completed by Plato and identified new mineralized zones not previously sampled.

Chimo Gold Mine

The Chimo Gold mine is a past-producing gold mine located approximately 4km south-west of the Exxeter Property on the same structure as the Nordeau deposit (Cadillac-Larder Fault), currently owned by Cartier Resources. Historically, the mine has produced 2.4Mt of ore at 4.8 g/t Au over three separate periods: 1964-1967 by Chimo Gold Mines, 1984-1988 by Louvem and 1989-1997 by Cambior. The gold-bearing intercepts are associated with deformation corridors that cut through oxidized iron formations, volcanic rocks and mafic to intermediate volcaniclastic rocks. Mineralization consists of coarse-grained Arsenopyrite as semi-massive bands or as laminations associated with Pyrrhotite, smoky quartz veins with free gold, quartz breccia cement with Arsenopyrite, Pyrite and Pyrrhotite and in alteration haloes containing Arsenopyrite, Pyrite and Pyrrhotite. The mineralized zones at the Chimo mine are linked to a geophysical signature consisting of chargeability (in IP), good conductivity (EM) and weak magnetism. However, 3 of the mineralized zones are located in magnetic highs generated by magnetite iron formations.

Russian Kid Showing

The Russian Kid gold and silver/zinc showing is located less than 1km west of the Exxeter Property and is located near a shear zone that cuts one of the western-most claims. Originally discovered in 1936 by the McDonough Mining Syndicate, seven drill holes were completed in 1937 to investigate the gold showing. The drilling was followed by trenching and test-pitting. In 1945, the Russian Kid Mining Company Ltd.

was formed to explore the property on which the showing occurs. From 1945 to 1946, work on the property, more specifically the claim on which the showing is found, uncovered two parallel mineralization zones, 200 feet apart and up to 15 feet wide, hosted in quartz-tourmaline veins with disseminated Pyrite and varying grades of gold. The gold was found in one of two epigenetic occurrences: quartz veins containing disseminated to locally semi-massive sulphides and in sheared and altered mafic and felsic rocks. The work also identified a second area of mineralization 300 feet south of the above zone. The second zone was characterized by sheared lavas and tuffs with carbonate and silica alteration and stringers of Pyrite, Chalcopyrite, Sphalerite and native silver. The zone was also associated with some significant gold values (GM00173). Subsequent work named the zones "North 1 Showing", "North 2 Showing", "Central Gold Showing", and "Silver-Zinc Showing". Historic works returned gold values of up to 26.7 g/t Au over 0.75m in the North zone, 0.245 oz/t Au over 8' in the Central Gold Zone and up to 124 oz/t Ag over 1.2' at the Silver-Zinc Zone. The most recent drilling and exploration work was carried out by ThreeGold Resources Inc. in 2010 and 2011. Notable results from these works include 1 g/t Au over 0.70m, 6.2 g/t Ag over 0.50m, 5.8 g/t Ag over 0.50m and 4.07% Zn over 0.50m (GM67477).

24.0 OTHER RELEVANT DATA AND INFORMATION

No other relevant data and information is available on the Property.

25.0 INTERPRETATION AND CONCLUSIONS

25.1 INTERPRETATIONS

The Exxeter Property is located within a favorable environment for gold and VMS-style base metal deposits. The presence of the large Pershing-Manitou batholith just north of the property in addition to the two large deformation zones that cut through the claims create prime conditions for the formation of various types of precious and base metal deposits. It is clear from historical and current mapping and prospecting programs that the rocks on the Property have been subjected to considerable hydrothermal activity, as evidenced by the often strong, widespread silicification and alteration of the various lithologies. A 2006 compilation map produced by the MER (EP2006-01) analyzed the potential for gold deposits in the Abitibi. The author of this study considered geophysical as well as geological data before ranking areas from low to high potential for mineralization. One such high potential area falls within the Exxeter Property on claim 2462692 centered around the location of the drill hole completed in 1965 by

Northwest Canalask Nickel Mines Ltd. The results of the soil sampling program also identified areas with anomalous in-soil values for Au, Cu, Ni and Zn. In some areas, these values line up well with interpreted EM conductors and structures. The IP survey resulted in the identification of five (5) anomalies, which coincide with anomalies in the airborne mag data, soil sample anomalies as well as anomalies from the ground-based geophysics. These results warrant further investigation.

The only real risk associated with exploration work at the current stage involves the consultations with First Nations that is required as part of the permit application process. As mentioned in Section 4.0, any exploration work that includes cutting down trees requires a specific permit (Permis d'Intervention) issued by the MFFP. The permit estimates the volume of merchantable timber that will be cut as well as the associated stumpage fees. Part of the permitting process includes consultations with First Nations, which can take anywhere from five to thirty days to complete, assuming that relations between the government and First Nations are positive and moving forward. Any break in communications between the two parties could results in delays, as any work related to the permit can not begin until the permit has been issued.

25.2 CONCLUSIONS

The objective of this technical report is to assess the potential for the Exxeter Property to host lode gold or VMS-style mineralization. The Exxeter Property overlies lithological and structural environments that have been shown to host VMS and lode gold style deposits within the region and the Abitibi greenstone belt. Historical work on these claims has been quite limited and most of the available data is quite outdated. Exploration work completed in 2016 discovered new areas of anomalous metal enrichment in addition to multiple geophysical targets, which were followed up to some extent by DRD with the 2017 IP program. However, the available data is somewhat spotty and in some cases data points are too far apart to properly interpret results and as such, additional work needs to be completed in order the fully assess the mineral potential on the Property.

26.0 RECOMMENDATIONS

The claims of the Exxeter Property have been relatively underexplored, however current data show numerous gaps as well as several favourable target areas that merit additional work in order to move the property forward. A single-phase grassroots exploration program is suggested to properly identify important targets and to augment the current data sets. Work would consist of an IP survey coupled

with a soil sampling program and additional ground mag. It would be best to complete these programs in late fall or winter to properly assess grounds covered by wetlands and swamps.

The IP survey would have the focus on extending existing lines with open anomalies, such as lines L800 and L1000. Line spacing would also be tightened in order to allow a better interpretation of the data. Line spacing would be 100m with line length matching those used for the April 2017 survey (except lines L800 and L1000). Additional lines should be completed in order to check lateral continuity of anomalies A, D and E. Existing lines L400, L600, L800 and L1000 should be extended south to the southern claim boundary in order to investigate both the major deformation corridor that bisects the property from east to west and to cover the large e-w magnetic anomaly seen on the airborne magnetic survey data. Additional lines should also be added here to keep the 100m line spacing recommended. Existing IP lines (1400, 1600 and 1800) in the southern claims should be extended south to the claim boundary. Several lines (3) were cut in preparation for the 2017 program, but were not used due to impassable ground conditions caused by spring melt/runoff. This would include lines L1200 and L1400 in the north, cut between line L1000 and Lac Guégen as well as an additional line (L1000) cut in the southern claims, west of line L1400. These pre-existing lines would be used for the proposed IP work program and would still be usable. The extension of existing IP lines and the addition of new lines would total approximately 27 line-km for cutting and surveying.

In addition to the IP survey, soil sampling should be conducted in order to tighten line and sample spacing over the entire property to ensure no potentially mineralized areas were missed by the initial, widely-spaced survey. Line spacing and sample spacing should be reduced to 50m from 200m but with samples taken at 25m stations along each line. This soil sampling program would result in approximately 900 samples and should allow proper contouring of anomalous metal-in-soil values. Reliable contouring of soil assay data could help identify key exploration targets moving forward, particularly when used in conjunction with other data sets such as IP or Mag. Since large areas of the property are overlain by swamps, it is almost certain that these areas would require the backpack drills be used to collect the soil samples. Soils in these locations can be covered by over 5m of moss, making soil augers impossible to use for sample collection. The soil sampling program would take 20 days with one crew on the soil auger and one crew on the backpack drill.

The VLF-EM/Mag survey completed in 2016 had lines too widely spaced to allow reliable interpretations. Since several of the IP anomalies align with magnetic features from the airborne data, it is

recommended that a ground magnetics survey be completed on 100m line spacing, supplementing the existing ground mag data. The survey would cover the entire property. This would equate to approximately 35 line-km of ground mag.

It is also suggested that the program take advantage of the extensive coverage afforded by the various geophysical and sampling programs to map and prospect the entire property at 100m line spacing, with field geologists covering the same ground as the magnetometer survey. The budget has allocated money for approximately 100 grab samples.

26.1 PROPOSED BUDGET: PHASE 1 WORK

The original IP survey lines were selected in order to investigate elevated metal-in-soil values as well as interpreted structures and anomalies from the ground geophysics completed in 2016. A total of 20 line kilometers (12.5 kilometres more than were surveyed) were cut in the 2017 program. For the next phase of exploration, several different programs are suggested, including: property-wide IP and Mag at 100m spacing, property-wide soil sampling at 50m line-spacing with 25m stations and geological mapping/sampling. The budget below is based on the costs incurred during the 2016 and 2017 programs at Exxeter.

BUDGET – Phase 1

Project Preparation				$5,000
Mobe/Demobe (including transportation and wages)				$9,000
Consumables and Supplies				$1,500
Forestry Technician Consultation + fees				$500
Field Crew:	Rate	Days	Totals	
Project Geologist	700	28	19,600	
Field Geologist (x3)	1350	28	37,800	$57,400
Field Costs:				
Transportation[1]	225	28	6,300	
Lodging and Meals	700	28	19,600	$25,900
Assays and Analyses:	Rate	Units		
Soil sample Assays	30	900	27,000	
Rock/Grab Samples	40	100	4,000	$31,000
Contracts:	Rate	Units		
IP/Resistivity Survey	2,200	27	59,400	

Mobe/Demobe			7,000	
Ground Mag Survey[2,3]	500	35	17,500	
Geophysical Interpretation			5,000	
Line cutting	800	27	21,600	
Soil Sampling[4]	3,000	20	60,000	
Technical Report			6,000	$176,500
Total				$306,800
Contingency Fund (15%)				$ 46,020
			Grand Total:	$352,820

[1] Transportation costs cover pick-up truck rentals, quad/snowmobile rentals and fuel.
[2]The Ground Magnetometer Survey cost includes mobilization and demobilization.
[3]The Ground Magnetometer Survey cost includes the rental of the Magnetometer.
[4]The cost of the soil sampling has been updated to reflect the need for the backpack drills to collect samples. The soil auger ($1,200/day all-in) and backpack drill ($1,800/day all-in) would be used at the same time to collect the samples over 20 days.

All numbers in the budget above are quoted in Canadian dollars ($CAD). The work would take approximately 28 days to complete and the estimated cost for the program is $352,820. Crews would be based out of the pourvoirie Villebon located on Lac Villebon.

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28.0 DATE AND SIGNATURE PAGE

Abby Peterson, B.Sc., P.Geo.
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CERTIFICATE OF AUTHOR

I, Abby Peterson, do hereby certify that:

1. I am a geologist with Exploration Facilitation Unlimited Inc., of 145 Walnut Street, London, Ontario, N6H 1A5.

2. I graduated with a Bachelor of Science degree in Earth and Planetary Sciences from McGill University, Montreal, Québec in 2004.

3. I am a member in good standing of the Ordre des Géologues du Québec, License #1463.

4. I have pursued my career as a geologist for over twelve years, working in Québec, Ontario, the Yukon, Nunavut and Burkina Faso, West Africa. In particular, I have worked as an exploration geologist with a focus on gold and base metal exploration within greenstone belts in Ontario, Québec and Burkina Faso.

5. I have read the definition of "qualified person" set out in National Instrument 43-101 ("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 fulfill the requirements to be a "qualified person" for the purposes of NI 43-101.

6. I am responsible for all items of the report titled "Technical Report on the Exxeter Property, Val-d'Or Mining Camp, Québec, Canada" and dated 2 October 2017 (the "Technical Report"). I carried out an on-site examination of the subject Property on 8 November, 2016 and 29 September, 2017. 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.

7. I am independent of Kode Mineral Exploration Ltd. and Darien Resource Development Corp., applying all the tests in section 1.5 of National Instrument 43-101. I have had no previous involvement with the subject property.

8. As of the date of this certificate, to the best of my knowledge, information and belief, the Technical Report contains all of the scientific and technical information that is required to be disclosed to make the Technical Report not misleading.

Effectively dated this 2nd day of October 2017.

Signed this 2nd day of October 2017.

Abby Peterson, B.Sc., P.Geo.