Consolidated Financial Statements of

Consolidated Uranium Inc.

(formerly, International Consolidated Uranium Inc.)

For the years ended December 31, 2021 and 2020

(Expressed in Canadian dollars)

McGovern Hurley

Audit. Tax. Advisory.

Independent Auditor's Report

To the Shareholders of Consolidated Uranium Inc.

Opinion

We have audited the consolidated financial statements of Consolidated Uranium Inc. and its subsidiaries (the "Company"), which comprise the consolidated statement of financial position as at December 31, 2021, and the consolidated statement of loss and comprehensive loss/income, consolidated statement of changes in equity and consolidated statement of cash flows for the year then ended, and notes to the consolidated financial statements, including a summary of significant accounting policies.

In our opinion, the accompanying consolidated financial statements present fairly, in all material respects, the consolidated financial position of the Company as at December 31, 2021 and its consolidated financial performance and its consolidated cash flows for the year then ended in accordance with International Financial Reporting Standards ("IFRS").

Basis for opinion

We conducted our audit in accordance with Canadian generally accepted auditing standards. Our responsibilities under those standards are further described in the Auditor's responsibilities for the audit of the consolidated financial statements section of our report. We are independent of the Company in accordance with the ethical requirements that are relevant to our audit of the consolidated financial statements in Canada. We have fulfilled our other ethical responsibilities in accordance with these requirements. We believe that the audit evidence we have obtained is sufficient and appropriate to provide a basis for our opinion.

Other matter

The consolidated financial statements of the Company as at December 31, 2020 and 2019 and for the year ended December 31, 2020, were audited by another auditor who expressed an unmodified opinion on those statements on April 28, 2021.

We have audited the restatement to the consolidated financial statements as at December 31, 2020 and 2019, and for the year ended December 31, 2020, as described in Note 3 to the consolidated financial statements. In our opinion, such restatement is appropriate and has been properly applied. We were not engaged to audit, review or apply any procedures to the consolidated financial statements (restated) as at December 31, 2020 and 2019 and for the year ended December 31, 2020 of the Company other than with respect to the restatement described above and accordingly, we do not express an opinion or any other form or assurance on the consolidated financial statements (restated) as at December 31, 2020 and 2019 and for the year ended December 31, 2020, taken as a whole.

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Other information

Management is responsible for the other information. The other information comprises Management's Discussion and Analysis.

Our opinion on the consolidated financial statements does not cover the other information and we do not express any form of assurance conclusion thereon.

In connection with our audit of the consolidated financial statements, our responsibility is to read the other information and, in doing so, consider whether the other information is materially inconsistent with the consolidated financial statements or our knowledge obtained in the audit or otherwise appears to be materially misstated.

We obtained Management's Discussion and Analysis prior to the date of this auditor's report. If, based on the work we have performed, we conclude that there is a material misstatement of this other information, we are required to report that fact. We have nothing to report in this regard.

Responsibilities of management and those charged with governance for the consolidated financial statements

Management is responsible for the preparation and fair presentation of the consolidated financial statements in accordance with IFRS, and for such internal control as management determines is necessary to enable the preparation of consolidated financial statements that are free from material misstatement, whether due to fraud or error.

In preparing the consolidated financial statements, management is responsible for assessing the Company's ability to continue as a going concern, disclosing, as applicable, matters related to going concern and using the going concern basis of accounting unless management either intends to liquidate the Company or cease operations, or has no realistic alternative but to do so.

Those charged with governance are responsible for overseeing the Company's financial reporting process.

Auditor's responsibilities for the audit of the consolidated financial statements

Our objectives are to obtain reasonable assurance about whether the consolidated financial statements as a whole are free from material misstatement, whether due to fraud or error, and to issue an auditor's report that includes our opinion. Reasonable assurance is a high level of assurance, but is not a guarantee that an audit conducted in accordance with Canadian generally accepted auditing standards will always detect a material misstatement when it exists. Misstatements can arise from fraud or error and are considered material if, individually or in aggregate, they could reasonably be expected to influence the economic decisions of users taken on the basis of these consolidated financial statements.

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As part of an audit in accordance with Canadian generally accepted auditing standards, we exercise professional judgement and maintain professional skepticism throughout the audit. We also:

- Identify and assess the risks of material misstatement of the consolidated financial statements, whether due to fraud or error, design and perform audit procedures responsive to those risks, and obtain audit evidence that is sufficient and appropriate to provide a basis for our opinion. The risks of not detecting a material misstatement resulting from fraud is higher than for one resulting from error, as fraud may involve collusion, forgery, intentional omissions, misrepresentations, or the override of internal control.
- Obtain an understanding of internal control relevant to the audit in order to design audit procedures that are appropriate in the circumstances, but not for the purpose of expressing an opinion on the effectiveness of the Company's internal control.
- Evaluate the appropriateness of accounting policies used and the reasonableness of accounting estimates and related disclosures made by management.
- Conclude on the appropriateness of management's use of the going concern basis of accounting and, based on the audit evidence obtained, whether a material uncertainty exists related to events or conditions that may cast significant doubt on the Company's ability to continue as a going concern. If we conclude that a material uncertainty exists, we are required to draw attention in our auditor's report to the related disclosures in the consolidated financial statements or, if such disclosures are inadequate, to modify our opinion. Our conclusions are based on the audit evidence obtained up to the date of our auditor's report. However, future events or conditions may cause the Company to cease to continue as a going concern.
- Evaluate the overall presentation, structure and content of the consolidated financial statements, including the disclosures, and whether the consolidated financial statements represent the underlying transactions and events in a manner that achieves fair presentation.

We communicate with those charged with governance regarding, among other matters, the planned scope and timing of the audit and significant audit findings, including any significant deficiencies in internal control that we identify during our audit.

We also provide those charged with governance with a statement that we have complied with relevant ethical requirements regarding independence, and to communicate with them all relationships and other matters that may reasonably be thought to bear on our independence, and where applicable, related safeguards.

The engagement partner of the audit resulting in this independent auditor’s report is Glen McFarland.

McGovern Hurley LLP

McGovern Hurley LLP

Chartered Professional Accountants
Licensed Public Accountants

Toronto, Ontario
May 2, 2022

CONSOLIDATED URANIUM INC. (formerly, INTERNATIONAL CONSOLIDATED URANIUM INC.)
CONSOLIDATED STATEMENTS OF FINANCIAL POSITION
(Expressed in Canadian Dollars)
As at:

	Note		December 31, 2021		December 31, 2020 Restated (Note 3)		January 1, 2020 Restated (Note 3)
Assets							
Current Assets							
Cash and cash equivalents		$	29,569,409	$	9,295,369	$	1,622,938
Restricted cash			35,000		60,000		60,000
Amounts receivable	16		923,614		67,282		22,186
Marketable securities	4		1,550,042		982,066		467,251
Prepaid expenses and deposits			1,081,714		443,415		-
Total Current Assets			**33,159,779**		**10,848,132**		**2,172,375**
Non-Current Assets							
Property and equipment	7		76,136		64,731		143,790
Environmental bond	6		1,377,517		-		-
Total Assets		**$**	**34,613,432**	**$**	**10,912,863**	**$**	**2,316,165**
Liabilities							
Current Liabilities							
Accounts payable and accrued liabilities	6,8,16	$	5,571,400	$	378,039	$	107,765
Lease liability	7		60,000		30,000		32,860
Total Current Liabilities			**5,631,400**		**408,039**		**140,625**
Non-Current Liabilities							
Long term lease liability	7		17,246		35,943		71,755
Asset retirement obligation	9		1,300,000		-		-
Total Liabilities		**$**	**6,948,646**	**$**	**443,982**	**$**	**212,380**
Shareholders' Equity							
Share capital	10		105,032,556		24,374,002		17,512,567
Warrant reserve	10		10,526,667		3,896,122		350,949
Option reserve	10		5,171,049		2,828,017		2,241,597
Accumulated other comprehensive income			1,419,303		851,327		336,512
Accumulated deficit			(94,484,789)		(21,480,587)		(18,337,840)
Total Shareholders' Equity			**27,664,786**		**10,468,881**		**2,103,785**
Total Liablities and Shareholders' Equity		**$**	**34,613,432**	**$**	**10,912,863**	**$**	**2,316,165**

Nature of business (Note 1)
Commitments and contingencies (Note 6, 18)
Subsequent events (Note 19)

These consolidated financial statements were authorized for issue by the Board of Directors on May 2, 2022.

"Philip Williams"
Philip Williams, Director

"John Jentz"
John Jentz, Director

The accompanying notes are an integral part of these consolidated financial statements.

CONSOLIDATED URANIUM INC. (formerly, INTERNATIONAL CONSOLIDATED URANIUM INC.)
CONSOLIDATED STATEMENTS OF LOSS AND COMPREHENSIVE LOSS
(Expressed in Canadian Dollars)

		For the year ended:	
	Note	**December 31, 2021**	December 31, 2020
			Restated (Note 3)
Expenses			
Professional fees		$ 1,874,725	$ 108,359
Share-based compensation	10,16	3,181,507	586,420
Mineral property acquisition and exploration expenditures	6	59,723,076	773,341
Shareholder communications		2,381,655	259,945
Consulting and salaries	16	3,449,515	928,019
Office and other		132,624	55,479
Depreciation	7	44,866	28,191
Total general and administrative		**70,787,968**	2,739,754
Interest income		(29,636)	(13,396)
Other income		-	(7,500)
Unrealized loss on investment	5	310,000	-
Termination payment	5	(160,000)	-
Foreign exchange (gain) loss		112,487	(1,852)
Loss for the year before discontinued operations		**71,020,819**	2,717,006
Discontinued operations:			
Moran Lake exploration expenditures	6,17	1,983,383	425,741
Loss for the year		**73,004,202**	3,142,747
Other comprehensive (income) loss			
Unrealized (gain) on marketable securities	4	(567,976)	(514,815)
Comprehensive loss for the year		**$ 72,436,226**	$ 2,627,932
Loss per share - basic and diluted		**$ 1.55**	$ 0.20
Weighted average shares outstanding - basic and diluted		**45,544,824**	13,226,493

The accompanying notes are an integral part of these consolidated financial statements.

CONSOLIDATED URANIUM INC. (formerly, INTERNATIONAL CONSOLIDATED URANIUM INC.)
CONSOLIDATED STATEMENTS OF CHANGES IN EQUITY
(Expressed in Canadian Dollars)
For the years ended December 31, 2021 and 2020

	Common Shares	Amount	Option Reserve	Warrant Reserve	Accumulated other comprehensive income	Accumulated deficit	Shareholders' equity
	#	$	$	$	$	$	$
Balance – December 31, 2020, restated	29,426,842	24,374,002	2,828,017	3,896,122	851,327	(21,480,587)	10,468,881
Private placement financings (note 10)	19,447,938	32,363,446	-	7,637,000	-	-	40,000,446
Finders compensation warrants (note 10)	-	-	-	915,232	-	-	915,232
Shares issued for services (note 10)	83,786	242,979	-	-	-	-	242,979
Cost of share issuance (note 10)	-	(3,197,515)	-	(364,748)	-	-	(3,562,263)
Share-based compensation (note 10)	31,954	71,670	3,039,366	-	-	-	3,111,036
Options exercised (note 10)	756,667	1,552,434	(696,334)	-	-	-	856,100
Warrants exercised (note 10)	6,605,988	7,009,500	-	(1,556,939)	-	-	5,452,561
Shares issued to acquire mineral properties (note 6,10)	14,727,346	40,748,955	-	-	-	-	40,748,955
Shares issued for property option agreements (note 6,10)	956,306	1,867,085	-	-	-	-	1,867,085
Unrealized gain on marketable securities (note 4)	-	-	-	-	567,976	-	567,976
Loss for the year	-	-	-	-	-	(73,004,202)	(73,004,202)
Balance – December 31, 2021	**72,036,827**	**105,032,556**	**5,171,049**	**10,526,667**	**1,419,303**	**(94,484,789)**	**27,664,786**

	Common Shares	Amount	Option Reserve	Warrant Reserve	Accumulated other comprehensive income	Accumulated deficit	Attributable to owners of the Company
	#	$	$	$	$	$	$
Balance – January 1, 2020, as previously stated	8,163,229	17,512,567	2,241,597	350,949	336,512	(18,337,840)	2,103,785
Restatement (note 3)	-	(1,358,000)	-	1,358,000	-	-	-
Balance- January 1, 2020, restated	8,163,229	16,154,567	2,241,597	1,708,949	336,512	(18,337,840)	2,103,785
Private placement financings (note 10)	18,438,625	7,880,900	-	1,950,000	-	-	9,830,900
Cost of share issuance (note 10)	-	(898,312)	-	237,173	-	-	(661,139)
Shares issued pursuant to option agreements (note 6,10)	1,153,568	420,000	-	-	-	-	420,000
Share-based compensation (note 10)	201,420	261,847	586,420	-	-	-	848,267
Warrants exercised	1,470,000	555,000	-	-	-	-	555,000
Unrealized gain on marketable securities (note 4)	-	-	-	-	514,815	-	514,815
Loss for the year	-	-	-	-	-	(3,142,747)	(3,142,747)
Balance – December 31, 2020, restated	**29,426,842**	**24,374,002**	**2,828,017**	**3,896,122**	**851,327**	**(21,480,587)**	**10,468,881**

The accompanying notes are an integral part of these consolidated financial statements.

CONSOLIDATED URANIUM INC. (formerly, INTERNATIONAL CONSOLIDATED URANIUM INC.)
CONSOLIDATED STATEMENT OF CASH FLOWS
(Expressed in Canadian Dollars)

	Note	For the year ended: December 31, 2021	December 31, 2020
			Restated (Note 3)
Cash flows from (used in) operating activities			
Loss for the year		$ (73,004,202)	$ (3,142,747)
Adjustment for non-cash items:			
Acquisition of exploration properties	6	42,616,040	934,800
Share-based compensation	10	3,111,036	586,420
Impairment loss	5	310,000	-
Termination payment	5	(160,000)	-
Depreciation	7	44,866	28,191
Shares issued for services	10	242,979	-
Interest expense	7	4,081	2,321
Lease modification	7	(1,549)	-
Asset retirement obligation	10	1,300,000	-
Change in working capital items:			
Amounts receivable		(856,332)	(45,096)
Prepaid expenses and deposits		(638,299)	(443,415)
Accounts payable and accrued liabilities		5,193,361	270,210
Net cash (used in) operating activities		(21,838,019)	(1,809,316)
Cash flows from (used in) investing activities			
Reduction of security deposit		25,000	-
Environmental bond		(1,377,517)	-
Purchase of other investment	5	(150,000)	-
Proceeds on sale of equipment		-	25,000
Net cash (used in) provided by investing activities		(1,502,517)	25,000
Cash flows from (used in) financing activities			
Shares and warrants issued for cash	10	40,000,446	9,830,900
Share issue costs	10	(2,647,031)	(898,311)
Shares issued for cash from exercise of warrants		5,452,561	555,000
Shares issued for cash from exercise of options		856,100	-
Lease payments	7	(47,500)	(30,842)
Net cash provided by financing activities		43,614,576	9,456,747
Cash and Cash Equivalents			
Net increase in cash and cash equivalents		20,274,040	7,672,431
Cash and cash equivalents - beginning of year		9,295,369	1,622,938
Cash and cash equivalents - end of year		$ 29,569,409	$ 9,295,369
Supplemental cash flow information	12		
Cash		28,215,319	9,251,453
Cash equivalents		1,354,090	43,916
		29,569,409	9,295,369

The accompanying notes are an integral part of these consolidated financial statements.

1. NATURE OF OPERATIONS

Consolidated Uranium Inc. (the "Company" or "CUR") was incorporated under the *Business Corporations Act* (British Columbia) on April 26, 2004. The Company's registered and records office is at 217 Queen St. West, Floor 4, Toronto, Ontario, Canada. The Company is engaged in acquiring, exploring and developing mineral properties.

On October 1, 2020, the Company announced that it changed its corporate name to "International Consolidated Uranium Inc.". On July 23, 2021, the Company announced its continuance to Ontario under the name "Consolidated Uranium Inc.". The Company's common shares trade under the ticker symbol, "CUR", on the TSX Venture Exchange ("TSX-V"), and on the OTCQB under the ticker symbol "CURUF".

The business of mining and exploring for minerals involves a high degree of risk and there can be no assurance that current exploration programs will result in profitable mining operations. The Company's continued existence is dependent upon the preservation of its interests in the underlying properties, the achievement of profitable operations, or the ability of the Company to raise additional financing, as necessary, or alternatively upon the Company's ability to dispose of its interests on an advantageous basis.

Although the Company has taken steps to verify title to the properties on which it is conducting exploration and in which it has an interest, in accordance with industry standards for the current stage of operations for such properties, these procedures do not guarantee the Company's title. Property title may be subject to government licensing requirements or regulations, social licensing requirements, unregistered prior agreements, unregistered claims, aboriginal claims, and non-compliance with regulatory, environmental, and social requirements. The Company's property interests may also be subject to increases in taxes and royalties, renegotiation of contracts, and political uncertainty.

During the year ended December 31, 2021, the Company had a net loss and comprehensive loss of $72,436,226 (2020 - $2,627,932) and working capital as at December 31, 2021 of $27,528,379 (2020 - $10,440,093). The Company believes that it will have sufficient capital to operate over the next 12 months, including carrying out the Company's planned exploration activities.

During 2021, several measures were implemented in Canada and the rest of the world in response to the increased impact from novel coronavirus (COVID-19). The Company continues to operate the business at this time. While the impact of COVID-19 is expected to be temporary, the current circumstances are dynamic and the impacts of COVID-19 on business operations cannot be reasonably estimated at this time and we anticipate this could have an adverse impact on our business, results of operations, financial position and cash flows in 2021.

These consolidated financial statements are prepared in accordance with International Financial Reporting Standards ("IFRS") appropriate for a going concern which assumes that the Company will continue to realize the value of its assets and discharge its liabilities and other obligations in the ordinary course of business. Should the Company be required to realize the value of its assets in other than the ordinary course of business, the net realizable value of its assets may be materially less than the amounts shown in the consolidated financial statements. These consolidated financial statements do not include any adjustments to the amounts and classifications of assets and liabilities that may be necessary should the Company be unable to repay its liabilities and meet its other obligations in the ordinary course of business or continue operations.

2. BASIS OF PRESENTATION

Statement of Compliance

These consolidated financial statements for the year ended December 31, 2021, including comparatives, have been prepared in accordance with IFRS as issued by the International Accounting Standards Board ("IASB") and interpretations of the International Financial Reporting Interpretations Committee ("IFRIC").

Basis of Presentation

These consolidated financial statements have been prepared on a historical cost basis, except for certain financial instruments which have been measured at fair value. In addition, these consolidated financial statements have been prepared using the accrual basis of accounting except for cash flow information. All monetary references expressed in these notes are references to Canadian dollar amounts ("$"). These consolidated financial statements are presented in Canadian dollars, which is the functional currency of the Company and its subsidiaries.

These consolidated financial statements were approved and authorized for issue by the Company's board of directors on May 2, 2022.

The Company has seven 100% owned subsidiaries, listed as follows:

- NxGold Australia Pty. Ltd. ("NxGold Australia"), was incorporated in Australia on December 18, 2017. NxGold Australia owns 100% of Roe Gold Limited ("RGL").
- ICU Australia Pty Ltd. was registered in Queensland, Australia on February 8, 2021.
- 2847312 Ontario Inc. was incorporated in Ontario, Canada on June 14, 2021.
- On August 19, 2021 the Company acquired a 100% interest in 12942534 Canada Ltd.
- CUR Australia Pty Ltd. was registered in Queensland, Australia on September 10, 2021.
- CUR USA Blocker Inc, was incorporated in Delaware, United States on August 30, 2021.

The consolidated financial statements of the Company consolidate the accounts of the Company and its subsidiaries. All intercompany transactions, balances, and unrealized gains and losses from intercompany transactions are eliminated on consolidation.

Subsidiaries consist of entities over which the Company is exposed to, or has rights to, variable returns as well as the ability to affect those returns through the power to direct the relevant activities of the entity. Subsidiaries are fully consolidated from the date control is transferred to the Company and are de-consolidated from the date control ceases. The consolidated financial statements include all the assets, liabilities, revenues, expenses and cash flows of the Company and its subsidiaries after eliminating inter-entity balances and transactions.

Critical Accounting Judgments, Estimates and Assumptions

The preparation of the consolidated financial statements requires management to make judgments, estimates and assumptions that affect the reported amounts of assets, liabilities, and contingent liabilities at the date of the financial statements and the reported amounts of revenues and expenses during the reporting period. Estimates and assumptions are continuously evaluated and are based on management's experience and other factors, including expectations of future events that are believed to be reasonable in the circumstances. Uncertainty about these judgments, estimates and assumptions could result in outcomes that require a material adjustment to the carrying amount of the asset or liability affected in future periods.

Information about significant areas of estimation uncertainty considered by management in preparing the consolidated financial statements follows:

2. BASIS OF PRESENTATION (continued)

Critical Accounting Judgments, Estimates and Assumptions (continued)

Information about critical judgments and estimates in applying accounting policies, and areas where assumptions and estimation uncertainties that have a significant risk of resulting in a material adjustment within the next financial year are included in the following areas:

Mineral resource estimates
The figures for mineral resources are determined in accordance with National Instrument 43-101, "Standards of Disclosure for Mineral Projects", issued by the Canadian Securities Administrators. There are numerous uncertainties inherent in estimating mineral reserves and mineral resources, including many factors beyond the Company's control. Such estimation is a subjective process, and the accuracy of any mineral reserve or mineral resource estimate is a function of the quantity and quality of available data and of the assumptions made and judgments used in engineering and geological interpretation. Differences between management's assumptions including economic assumptions such as metal prices and market conditions could have a material effect in the future on the Company's financial position and results of operation.

Estimation of decommissioning and reclamation costs and the timing of expenditure
Decommissioning, restoration and similar liabilities are estimated based on the Company's interpretation of current regulatory requirements, constructive obligations and are measured at fair value. Fair value is determined based on the net present value of estimated future cash expenditures for the settlement of decommissioning, restoration or similar liabilities that may occur upon decommissioning. Such estimates are subject to change based on changes in laws and regulations and negotiations with regulatory authorities. Cost estimates are updated annually to reflect known developments and are subject to review at regular intervals.

Share-based payments and warrants
Management determines costs for share-based payments and warrants using market-based valuation techniques. The fair value of the market-based and performance-based share awards are determined at the date of grant using generally accepted valuation techniques. Assumptions are made and judgment used in applying valuation techniques. These assumptions and judgments for share-based payments include estimating the future volatility of the stock price, expected dividend yield, future employee turnover rates and future employee stock option exercise behaviours and corporate performance. Assumptions and judgments for determining the value of warrants include estimating the future volatility of the share price, expected dividend yield and expected risk-free rate of return. Such judgments and assumptions are inherently uncertain. Changes in these assumptions affect the fair value estimates.

Income taxes and recoverability of potential deferred tax assets
In assessing the probability of realizing income tax assets recognized, management makes estimates related to expectations of future taxable income, applicable tax planning opportunities, expected timing of reversals of existing temporary differences and the likelihood that tax positions taken will be sustained upon examination by applicable tax authorities. In making its assessments, management gives additional weight to positive and negative evidence that can be objectively verified. Estimates of future taxable income are based on forecasted cash flows from operations and the application of existing tax laws in each jurisdiction. The Company considers whether relevant tax planning opportunities are within the Company's control, are feasible, and are within management's ability to implement. Examination by applicable tax authorities is supported based on individual facts and circumstances of the relevant tax position examined in light of all available evidence. Where applicable tax laws and regulations are either unclear or subject to ongoing varying interpretations, it is reasonably possible that changes in these estimates can occur that materially affect the amounts of income tax assets recognized. Also, future changes in tax laws could limit the Company from realizing the tax benefits from the deferred tax assets. The Company reassesses unrecognized income tax assets at each reporting period.

2. BASIS OF PRESENTATION (continued)

Critical Accounting Judgments, Estimates and Assumptions (continued)

Functional currency
Functional currency is the currency of the primary economic environment in which the Company and its subsidiaries operate. If indicators of the primary economic environment are mixed, then management uses its judgment to determine the functional currency that most faithfully represents the economic effect of underlying transactions, events and conditions.

Fair value of investment in securities not quoted in an active market or private company investments
Where the fair values of financial assets and financial liabilities recorded on the consolidated statement of financial position cannot be derived from active markets, they are determined using a variety of valuation techniques. The inputs to these models are derived from observable market data where possible, but where observable market data is not available, judgment is required to establish fair values.

Income, value added, withholding and other taxes
The Company is subject to income, value added, withholding and other taxes. Significant judgment is required in determining the Company's provisions for taxes. There are many transactions and calculations for which the ultimate tax determination is uncertain during the ordinary course of business. The Company recognizes liabilities for anticipated tax audit issues based on estimates of whether additional taxes will be due. The determination of the Company's income, value added, withholding and other tax liabilities requires interpretation of complex laws and regulations. The Company's interpretation of taxation law as applied to transactions and activities may not coincide with the interpretation of the tax authorities. All tax related filings are subject to government audit and potential reassessment subsequent to the financial statement reporting period. Where the final tax outcome of these matters is different from the amounts that were initially recorded, such differences will impact the tax related accruals and deferred income tax provisions in the period in which such determination is made.

3. SIGNIFICANT ACCOUNTING POLICIES

The accounting policies followed by the Company as set out below have been consistently followed in the preparation of these consolidated financial statements.

a) Change in Accounting policy

<u>Exploration and evaluation expenditures</u>

In order to enhance the relevance to the decision-making needs of users and improve comparability with its peers, the Company has voluntarily changed its accounting policy with respect to exploration properties and deferred exploration expenditures, consistent with the guidance provided in IFRS 6 – Exploration for and Evaluation of Mineral Resources and IAS 8 – Accounting Policies, Changes in Accounting Estimates and Errors. The new accounting policy has been applied retrospectively. In prior periods the Company's policy was to defer exploration expenditures until such time as the properties are put into commercial production, sold or become impaired. The Company elected to change this accounting policy to expense exploration expenditures as incurred, on a retrospective basis.

The full accounting policy is as follows:

The Company expenses exploration and evaluation expenditures as incurred. Exploration and evaluation expenditures include acquisition costs of mineral property rights, property option payments and exploration and evaluation activities.

(Expressed in Canadian Dollars)

3. SIGNIFICANT ACCOUNTING POLICIES (continued)

a) Change in Accounting Policy (continued)

Once a project has been established as commercially viable, technically feasible and the decision to proceed has been approved by the Board of Directors, related development expenditures are capitalized. This includes costs incurred in preparing the site for mining operations. Capitalization ceases when the mine is capable of commercial production.

The change in accounting policy requires full retrospective application. IAS 1 – Presentation of Financial Statements also requires a third statement of financial position be presented. As at January 1, 2020 and December 31, 2020, the following adjustments were recorded to the consolidated statements of financial position:

	As previously stated	Effect of change in accounting policy	As currently reported
At January 1, 2020:			
Exploration and evaluation assets	$ -	$ -	$ -
Accumulated deficit	-	-	-
At December 31, 2020:			
Exploration and evaluation assets	$ 1,080,982	$ (1,080,982)	$ -
Accumulated deficit	(20,399,605)	(1,080,982)	(21,480,587)

As at December 31, 2021, the change in accounting policy had the following impact on the consolidated statement of financial position:

	Under previous accounting policy	Effect of change in accounting policy	As currently reported
Exploration and evaluation assets	$ 61,792,993	$ (61,792,993)	$ -
Accumulated deficit	(32,178,034)	(61,792,993)	(93,971,027)

For the year ended December 31, 2020, the following adjustments were recorded to the annual consolidated statements of loss and comprehensive loss:

	As previously stated	Effect of change in accounting policy	As currently reported
Year ended December 31, 2020:			
Exploration and evaluation expenditures	$ -	$ 1,080,982	$ 1,080,982
Loss and comprehensive loss for the year	-	1,080,982	1,080,982
Basic and diluted loss per share	$ 0.12	$ 0.08	$ 0.20

3. SIGNIFICANT ACCOUNTING POLICIES (continued)

a) Change in Accounting Policy (continued)

For the year ended December 31, 2021, the change in accounting policy had the following impact on the annual consolidated statements of loss and comprehensive loss:

	Under previous accounting policy	Effect of change in accounting policy	As currently reported
Year ended December 31, 2021:			
Exploration and evaluation expenditures	$ 474,754	$ 60,712,011	$ 61,186,765
Loss and comprehensive loss for the year	11,210,453	60,712,011	71,922,464
Basic and diluted loss per share	$ 0.25	$ 1.37	$ 1.62

For the year ended December 31, 2020, cash flows used in operating activities increased and cash flows used in investing activities decreased by $146,182 as a result of the change in accounting policy.

Private placement financing unit allocation

The Company has voluntarily changed its accounting policy with respect to the allocation of warrants on private placement financing of units from the residual approach to the pro-rated approach, as estimated using the Black-Scholes Pricing Model. As a result, as at December 31, 2020 and January 1, 2020, $3,308,000 and $1,358,000 was reclassified from the share capital account to the reserve, respectively. The value of expired options and warrants remains in the reserve.

b) Functional and Presentation Currency

These consolidated financial statements are presented in Canadian dollars, which is the functional currency of the Company and its subsidiaries.

Foreign currency transactions are translated into the Company's functional currency using the exchange rate prevailing at the date of the transaction or the date of valuation (when items are re-measured). Monetary assets and liabilities denominated in foreign currencies are translated into the functional currency at the spot rate of exchange in effect as at the reporting date. Non-monetary items that are measured in terms of historical cost in a foreign currency are translated into the reporting currency using the exchange rate as at the date of the initial transaction. Any gains or losses on foreign exchange translation is recorded in the statement of loss.

c) Cash

Cash includes deposits held with banks which may be settled on demand or an original maturity of less than 90 days.

Restricted cash consists of cash balances which are restricted as to withdrawal or usage. This includes cash collateral for credit cards, cash held for remediation activities related to exploration and evaluation properties, and cash held in escrow related to subscription receipts.

d) Property and Equipment

Recognition and measurement

Items of property and equipment are stated at cost less accumulated depreciation and impairment losses. Cost includes expenditures that are directly attributable to the acquisition of the asset.

3. SIGNIFICANT ACCOUNTING POLICIES (continued)

d) Property and Equipment (continued)

Subsequent costs

The cost of replacing part of an item of property and equipment is recognized when that cost is incurred, if it is probable that the future economic benefits of the item will flow to the Company and the cost of the item can be measured reliably.

Depreciation

The carrying amount of property and equipment (including initial and subsequent capital expenditures) is amortized to the estimated residual value over the estimated useful life of the specific assets. Depreciation is calculated over the estimated useful life of each significant component of equipment as follows:

- Right-of-use assets — 3 years straight line basis

Depreciation methods, useful lives, and residual values are reviewed at least annually, and adjusted if appropriate.

Disposal

Gains and losses on the disposition of an item of property and equipment are determined by comparing the proceeds from disposal with the carrying amount of the item and recognized in profit or loss.

e) Impairment

An impairment loss is recognized when the carrying amount of an asset or a cash generating unit ("CGU") exceeds its recoverable amount. A CGU is the smallest identifiable group of assets that generates cash inflows that are largely independent of the cash inflows from other assets or groups of assets. Impairment losses are recognized in profit and loss for the period. Impairment losses recognized in respect to CGU's are allocated first to reduce the carrying amount of any goodwill allocated to the CGU's and then to reduce the carrying amount of the other assets in the unit on a pro-rata basis.

The recoverable amount of an asset is the greater of an asset's fair value less the cost to sell the asset and its value in use. In assessing value in use, estimated future cash flows are discounted to present value using a pre-tax discount rate that reflects the current market assessments of the time value of money and the risks specific to the asset. For an asset that does not generate cash flows largely independent of those from other assets, the recoverable amount is determined for the CGU to which the asset belongs.

An impairment loss is only reversed if there is an indication that the impairment loss may no longer exist and there has been a change in the estimate used to determine the recoverable amount, however, not to an amount higher than the carrying amount that would have been determined had no impairment loss been recognized in previous years.

Assets that have an indefinite useful life are not subject to depreciation and are tested annually for impairment.

3. SIGNIFICANT ACCOUNTING POLICIES (continued)

f) Asset Retirement Obligations

Asset retirement obligations are recorded when a present legal or constructive obligation exists as a result of past events and it is probable that an outflow of resources embodying economic benefits will be required to settle the obligation, and the amount of the obligation can be reliably estimated.

The amount recognized as a provision is the best estimate of the consideration required to settle the present obligation at the reporting date, taking into account the risks and uncertainties surrounding the obligation and discount rates. Where a provision is measured using the cash flows estimated to settle the present obligation, its carrying amount is the present value of those cash flows discounted with the market discount rate.

Over time, the discounted liability is increased for changes in present value based on the current market discount rates and liability risks. When some or all of the economic benefits required to settle a provision are expected to be recovered from a third party, the receivable is recognized as an asset if it is virtually certain that reimbursement will be received and the amount receivable can be measured reliably.

Changes in reclamation estimates are accounted for prospectively as a change in the corresponding capitalized cost.

g) Share Capital

Common shares are classified as equity. Incremental costs directly attributable to the issue of common shares are recognized as a deduction from equity. Common shares issued to non-employees for consideration other than cash are measured at the fair value of goods or services received or the fair value of the common shares issued, if it is determined the fair value of the goods or services cannot be reliably measured and are recorded at the date the goods and services are received. The fair value of the common shares is determined based on their quoted market value at the date of issuance.

h) Share-based payments

The Company's stock option plan allows Company employees, directors, officers and consultants to acquire common shares of the Company. The fair value of options granted is recognized as a share-based payment expense with a corresponding increase in equity reserves.

The Company's restricted share unit ("RSU") plan allows Company employees, directors, officers and consultants to acquire common shares of the Company. The fair value of RSU's granted is recognized as a share-based payment expense with a corresponding increase in equity reserves.

Fair value is measured at grant date, and each tranche is recognized using the graded vesting method over the period during which the options vest. The fair value of granted options and RSU's is measured using the Black-Scholes option pricing model, taking into account the terms and conditions upon which the options and RSU's were granted. At each reporting date, the amount recognized as an expense is adjusted to reflect the actual number of stock options and RSU's that are expected to vest. In situations where equity instruments are issued to settle amounts due or for goods or services received by the Company as consideration which cannot be specifically identified, they are measured at the fair value of the share-based payment. Otherwise, share-based payments are measured at the fair value of the amount settled or goods or services received.

3. SIGNIFICANT ACCOUNTING POLICIES (continued)

i) Warrants

The Company issues warrants either as part of a financing, whereby the investor acquires a unit which is comprised of a common share and a warrant, or for services. Warrants allow the holder to acquire common shares of the Company.

Where the warrant is issued for services received by the Company as consideration which cannot be specifically identified, they are measured at the fair value of the warrant. Otherwise, warrants are measured at the fair value of the amount settled or goods or services received. The fair value of the warrant is valued using the Black-Scholes pricing model.

j) Financial Instruments

Classification

The Company classifies its financial instruments in the following categories: at fair value through profit and loss ("FVTPL"), at fair value through other comprehensive income ("FVOCI"), or at amortized cost. The Company determines the classification of financial assets at initial recognition. The classification of debt instruments is driven by the Company's business model for managing the financial assets and their contractual cash flow characteristics. Equity instruments that are held for trading are classified as FVTPL. For other equity instruments, on the day of acquisition the Company may make an irrevocable election (on an instrument-by-instrument basis) to designate them as FVOCI. Financial liabilities are measured at amortized cost, unless they are required to be measured at FVTPL (such as held-for-trading instruments or derivatives) or if the Company has opted to measure them at FVTPL.

Measurement

Financial assets and liabilities at amortized cost are initially recognized at fair value plus or minus transaction costs, respectively, and subsequently carried at amortized cost, less any impairment.

Financial assets and liabilities at FVTPL are initially recorded at fair value. Realized and unrealized gains and losses arising from changes in the fair value of the financial assets and liabilities held at FVTPL are included in profit or loss in the period in which they arise.

Financial assets and liabilities at FVOCI are initially recorded at fair value. Unrealized gains or losses arising from changes in the fair value of the financial assets and liabilities held at FVOCI are included in other comprehensive income or loss in the period where they arise. Upon recognition, cumulative gains and losses of financial assets in other comprehensive income or loss are reclassified to the period in which the profit or loss is realized.

Impairment of Financial Assets at Amortized Cost

The Company recognizes a loss allowance for expected credit losses on financial assets that are measured at amortized cost. At each reporting date, the Company measures the loss allowance for the financial asset at an amount equal to the lifetime expected credit losses if the credit risk on the financial asset has increased significantly since initial recognition. If at the reporting date, the financial asset has not increased significantly since initial recognition, the Company measures the loss allowance for the financial asset at an amount equal to the expected credit losses for the next twelve months. Regardless of whether credit risk has increased significantly, the loss allowance for trade receivables without a significant financing component classified at amortized cost are measured using the lifetime expected credit loss approach. The Company shall recognize the amount (or reversal) of expected credit losses as an impairment gain or loss in the statements of loss.

3. SIGNIFICANT ACCOUNTING POLICIES (continued)

j) Financial Instruments (continued)

Derecognition

The Company derecognizes financial assets only when the contractual rights to cash flows from the financial assets expire, or when the Company transfers the financial assets and substantially all of the associated risks and rewards of ownership to another entity. Gains and losses on derecognition are recognized in the statements of loss.

Privately-held investments

Securities in privately-held companies are initially recorded at cost, being the fair value at the time of acquisition. At the end of each financial reporting period, the Company's management estimates the fair value of investments. These are included in Level 3 within the fair value hierarchy.

With respect to valuation, the financial information of private companies in which the Company has investments may not always be available, or such information may be limited and/or unreliable. Use of the valuation approach described below may involve uncertainties and determinations based on the Company's judgment and any value estimated from these may not be realized or realizable. In addition to the events described below, which may affect a specific investment, the Company will take into account general market conditions when valuing the privately-held investments in its portfolio. In the absence of occurrence of any of these events or any significant change in general market conditions indicates generally that the fair value of the investment has not materially changed. The resulting values may differ from values that would be realized had a ready market existed. The mounts at which the Company's privately-held investments could be disposed of may differ from the carrying value assigned. Such differences could be material.

k) Loss per Share

Basic loss per share is calculated by dividing the loss for the year by the weighted average number of common shares outstanding during the year.

The Company uses the treasury stock method to compute the dilutive effect of options and other similar instruments. Under this method, the weighted average number of shares outstanding used in the calculation of diluted loss per share assumes that the deemed proceeds received from the exercise of stock options and their equivalents would be used to repurchase common shares of the Company at the average market price during the period.

Existing stock options and warrants have not been included in the computation of diluted loss per share, as they are anti-dilutive.

l) Income Taxes

Income tax expense comprises current and deferred tax. Current tax and deferred tax are recognized in profit or loss except to the extent that it relates to items recognized directly in equity or in other comprehensive income.

Current tax is the expected tax payable or receivable on the taxable income or loss for the year, using tax rates enacted at the reporting date, and any adjustment to tax payable in respect of previous years.

3. SIGNIFICANT ACCOUNTING POLICIES (continued)

l) Income Taxes (continued)

Deferred tax is recognized in respect of temporary differences between the carrying amounts of assets and liabilities for financial reporting purposes and the amounts used for taxation purposes. Deferred tax is not recognized for the initial recognition of assets or liabilities in a transaction that is not a business combination and that affects neither accounting nor taxable profit or loss and differences relating to investments in subsidiaries and jointly controlled entities to the extent that it is probable that they will not reverse in the foreseeable future. In addition, deferred tax is not recognized for taxable temporary differences arising on the initial recognition of goodwill. Deferred tax is measured at the tax rates that are expected to be applied to temporary differences when they reverse, based on the laws that have been enacted or substantively enacted by the reporting date.

Deferred tax assets and liabilities are offset if there is a legally enforceable right to offset current tax liabilities and assets, and they relate to income taxes levied by the same tax authority on the same taxable entity, or on different tax entities, but they intend to settle current tax liabilities and assets on a net basis or their tax assets and liabilities will be realized simultaneously.

A deferred tax asset is recognized for unused tax losses, tax credits and deductible temporary differences, to the extent that it is probable that future taxable profits will be available against which they can be utilized. Deferred tax assets are reviewed at each reporting date and are reduced to the extent that it is no longer probable that the related tax benefit will be realized.

m) Leases

The Company has applied IFRS 16- Leases (“IFRS 16”) using the modified retrospective approach.

At inception of a contract, the Company assesses whether a contract is, or contains, a lease. A contract is, or contains, a lease if the contract conveys the right to control the use of an identified asset for a period of time in exchange for consideration. To assess whether a contract conveys the right to control the use of an identified asset, the Company assesses whether:

- The contract involves the use of an identified asset;
- The Company has the right to obtain substantially all of the economic benefits from the use of the asset throughout the period of use; and
- The Company has the right to direct the use of the asset.

As a lessee, the Company recognizes a right-of-use asset and a lease liability at the lease commencement date. The right-of-use asset is initially measured at cost, which comprises the initial amount of the lease liability adjusted for any lease payments made at or before the commencement date, plus any initial direct costs incurred and an estimate of costs to dismantle and remove the underlying asset or to restore the underlying asset or the site on which it is located, less any lease incentives received.

The right-of-use asset is subsequently depreciated using the straight-line method from the commencement date to the earlier of the end of the useful life of the right-of-use asset or the end of the lease term. The estimated useful lives of the right-of-use assets are determined on the same basis as those of property and equipment. In addition, the right-of-use asset is periodically reduced by impairment losses, if any, and adjusted for certain remeasurements of the lease liability.

The lease liability is initially measured at the present value of the lease payments that are not paid at the commencement date, discounted using the interest rate implicit in the lease or, if that rate cannot be readily determined, the Company’s incremental borrowing rate. Generally, the Company uses its incremental borrowing rate as the discount rate.

The lease liability is subsequently measured at amortized cost using the effective interest method.

3. SIGNIFICANT ACCOUNTING POLICIES (continued)

m) Leases (continued)

The Company presents the right-of-use asset related to its office lease in property and equipment.

Recent Accounting Pronouncements

During the year ended December 31, 2021, the Company adopted a number of amendments and improvements of existing standards. These included amendments to IFRS 9 and IFRS 16. These new standards and changes did not have any material impact on the Company's financial statements.

Certain pronouncements were issued by the IASB or the IFRIC that are mandatory for accounting periods commencing on or after January 1, 2022. Many are not applicable or do not have a significant impact to the Company and have been excluded.

IAS 1- In February 2021, the IASB issued 'Disclosure of Accounting Policies' with amendments that are intended to help preparers in deciding which accounting policies to disclose in their financial statements. The amendments are effective for year ends beginning on or after January 1, 2023.

IAS 8- In February 2021, the IASB issued 'Definition of Accounting Estimates' to help entities distinguish between accounting policies and accounting estimates. The amendments are effective for year ends beginning on or after January 1, 2023.

IAS 12- In May 2021, the IASB issued 'Deferred Tax Related to Assets and Liabilities Arising from a Single Transaction' that clarifies how entities account for deferred tax on transactions such as leases and decommissioning obligations. The amendments are effective for year ends beginning on or after January 1, 2023.

IFRS 16- The IASB has extended the rent concessions amendment issued in May 2020 by one year. This amendment provides lessees with an exemption from assessing whether a COVID-19 related rent concession is a lease modification. The practical expedient was originally available only for payments due on or before June 30, 2021, however, since the effects of COVID-19 are ongoing and significant, the IASB decided to extend the time period over which the practical expedient is available for use. The amendment is effective for year ends beginning on or after April 1, 2022.

IFRS 10- Consolidated Financial Statements ("IFRS 10") and IAS 28- Investments in Associates and Joint Ventures ("IAS 28") were amended in September 2014 to address a conflict between the requirements of IAS 28 and IFRS 10 and clarify that in a transaction involving an associate or joint venture, the extent of gain or loss recognition depends on whether the assets sold or contributed constitute a business. The effective date of these amendments is yet to be determined, however early adoption is permitted.

IAS 1- Presentation of Financial Statements ("IAS 1") was amended in January 2020 to provide a more general approach to the classification of liabilities under IAS 1 based on the contractual arrangements in place at the reporting date. The amendments clarify that the classification of liabilities as current or noncurrent is based solely on a company's right to defer settlement at the reporting date. The right needs to be unconditional and must have substance. The amendments also clarify that the transfer of a company's own equity instruments is regarded as settlement of a liability, unless it results from the exercise of a conversion option meeting the definition of an equity instrument. The amendments are effective for annual periods beginning on January 1, 2023.

(Expressed in Canadian Dollars)

3. SIGNIFICANT ACCOUNTING POLICIES (continued)

Recent Accounting Pronouncements (continued)

IAS 37- Provisions, Contingent Liabilities, and Contingent Assets ("IAS 37") was amended. The amendments clarify that when assessing if a contract is onerous, the cost of fulfilling the contract includes all costs that relate directly to the contract- i.e a full-cost approach. Such costs include both the incremental costs of the contract (i.e. costs a company would avoid if it did not have the contract) and an allocation of other direct costs incurred on activities required to fulfill the contract- e.g. contract management and supervision, or depreciation of equipment used in fulfilling the contract. The amendments are effective for annual periods beginning on January 1, 2022.

4. MARKETABLE SECURITIES

Marketable securities consist of 279,791 common shares of NexGen Energy Ltd. ("NexGen"). The carrying value is based on the estimated fair value of NexGen common shares determined using quoted market prices. The cost of the common shares was $130,764. These shares are classified as FVOCI.

	December 31, 2021	December 31, 2020	January 1, 2020
Opening	$ 982,066	$ 467,251	$ 674,296
Unrealized gain/(loss)	567,976	514,815	(207,045)
Closing	**$ 1,550,042**	**$ 982,066**	**$ 467,251**

5. OTHER INVESTMENT

Other investment is comprised of 3,500,000 common shares of Meliadine Gold Ltd. On January 15, 2021, the Company purchased 1,500,000 common shares at a cost of $0.10 per share, and an additional 2,000,000 common shares which was received as proceeds on the same date from a terminated earn-in agreement entered into on January 6, 2021, representing a termination payment of $160,000 included in the consolidated statement of loss.

During the year ended December 31, 2021, the Company recognized an unrealized loss of $310,000 related to the common shares held in Meliadine Gold Ltd.

6. MINERAL PROPERTY ACQUISITION AND EXPLORATION EXPENDITURES

During the years ended December 31, 2021 and 2020, the Company's exploration and evaluation expenditures by property were as follows:

	Energy Fuels	Matoush	Laguna Salada	Moran Lake	Dieter Lake	Ben Lomond & Georgetown	Mountain Lake	Milo	Total
Acquisition cost	$ -	$ -	$ -	$ 300,000	$ -	$ 773,341	$ -	$ -	$ 1,073,341
Exploration and evaluation expenditures	-	-	-	125,741	-	-	-	-	125,741
Balance, December 31, 2020	**$ -**	**$ -**	**$ -**	**$ 425,741**	**$ -**	**$ 773,341**	**$ -**	**$ -**	**$ 1,199,082**
Acquisition cost	$ 42,520,259	$ 10,740,692	$ 1,900,000	$ 999,998	$ 268,903	$ -	$ 1,811,000	$ 500,000	$ 58,740,852
Exploration and evaluation expenditures	1,626,672	43,907	311,642	983,385	-	-	-	-	2,965,607
Balance, December 31, 2021	**$ 44,146,931**	**$ 10,784,599**	**$ 2,211,642**	**$ 1,983,383**	**$ 268,903**	**$ -**	**$ 1,811,000**	**$ 500,000**	**$ 61,706,459**

6. MINERAL PROPERTY ACQUISITION AND EXPLORATION EXPENDITURES (continued)

(a) Acquisition and Strategic Alliance with Energy Fuels

On October 27, 2021, the Company and Energy Fuels Inc., and arms-length party prior to this transaction ("Energy Fuels"), closed an acquisition (the "EF Transaction"), whereby the Company acquired a portfolio of uranium projects located in Utah and Colorado, United States (the "EF Projects") pursuant to an asset purchase agreement (the "EF Purchase Agreement") among CUR and certain wholly-owned subsidiaries of Energy Fuels (collectively, the "EF Parties"). In connection with the closing of the EF Transaction, the companies have also entered into toll-milling, operating and investor rights agreements with respect to the Projects.

Pursuant to the EF Purchase Agreement, CUR acquired from the EF Parties a 100% interest in the Tony M, Daneros and Rim mines in Utah, as well as the Sage Plain property and eight U.S. Department of Energy Leases in Colorado, for the following consideration:

- the payment of US$2.0 million in cash at closing;
- the issuance of 11,860,101 CUR common shares ("CUR Shares") at closing, which resulted in Energy Fuels holding 19.9% of the outstanding CUR Shares at that time (see note 8);
- the payment of $3.0 million in cash on or before the 18-month anniversary of closing of the Transaction (the "First Deferred Payment");
- the payment of an additional $3.0 million in cash on or before the 36-month anniversary of closing of the Transaction (the "Second Deferred Payment"); and
- the payment of up to $5.0 million in contingent cash payments tied to achieving commercial production at the Tony M Mine, the Daneros Mine and the Rim Mine.

The EF Purchase Agreement includes provision for the return of the Projects to Energy Fuels in the event that CUR does not make the First Deferred Payment or Second Deferred Payment, as described above.

In relation to the EF Projects, the Company has paid an environmental bond to the U.S. Bureau of Land Management in the amount of $1,377,517, and has recorded environmental obligations of $1,100,000. See note 9.

In the event that CUR completes a private placement or prospectus offering for minimum gross proceeds of $1,000,000 within 36 months, the EF Parties has the right to accelerate (the "Acceleration Right") a portion of the First Deferred Payment and the Second Deferred Payment, as applicable, through the issuance of CUR Shares up to a maximum amount equal to the product of: (A) the gross proceeds of the financing, multiplied by (B) the EF Parties' then current cumulative percentage ownership of CUR Shares on a non-diluted basis prior to completion of the financing. The CUR Shares issued pursuant to the Acceleration Right will be based on the market price of the CUR Shares at the time of issuance.

On November 22, 2021, the Company completed a private placement financing that triggered the Acceleration Right, and the Company issued 1,875,085 common shares to the EF Parties at a fair value of $4,968,975 based on the unit price of the private placement financing. The share issuance fully satisfies the First Deferred Payment and partially satisfies the Second Deferred Payment. See Note 8.

Pursuant to a financial advisory agreement related to the EF Transaction, the Company paid an advisory fee comprised of $450,624 in cash and 83,786 common shares at a value of $2.90 per share based on the quoted market price of the Company's shares acquired at the transaction date.

(b) Matoush Uranium Project

On August 19, 2021, the Company completed the acquisition of a 100% undivided interest in the Matoush uranium project, located in the province of Québec, Canada. The project is subject to a 1.5% net smelter returns royalty from the sale of the mineral products extracted or derived.

(Expressed in Canadian Dollars)

6. MINERAL PROPERTY ACQUISITION AND EXPLORATION EXPENDITURES (continued)

(b) Matoush Uranium Project (continued)

Upon closing, the Company issued 2,000,000 common shares of the Company, having a value of $3,480,000, and made a cash payment of $3,500,000. The value of share consideration was priced at $1.74 per share, based on the quoted market price of the Company's shares acquired at the transaction date.

A further deferred payment is due on or before the six-month anniversary of closing of the transaction comprised of such number of shares with a value of $2,000,000, based on the 20-day VWAP of CUR shares up to the date prior to the deferred payment and $1,500,000 in cash. The deferred payments are included in accounts payable and accrued liabilities in the consolidated statement of financial position. These payments were made subsequent to December 31, 2021. See Note 17.

(c) Laguna Salada Uranium and Vanadium Project

In December 2020, the Company entered into an option agreement with U3O8 Corp. ("U3O8") to acquire a 100% interest in the Laguna Salada uranium and vanadium project in Chabut Province, Argentina. The acquisition was completed on December 21, 2021.

On June 11, 2021, the Company paid consideration of $148,085 satisfied by the issuance of 56,306 common shares and a cash payment of $225,000. The shares issued reflected a market price of $2.63 based on the quoted price of the Company's shares acquired at the transaction date.

At that time, the Company provided notice to U3O8 of its exercise of the option to acquire the property, for consideration of $1,756.755 to be satisfied by the issuance of 675,675 common shares, at a price of $2.60 per share based on the quoted market price of the Company's shares at the transaction date. The Company is also required to reimburse U3O8 for certain expenditures incurred during the option period.

As a result of the exercise, U3O8 is entitled to receive the following contingent payments upon the attainment of certain milestones:

Uranium Spot Price (USD)	Vendor Payment (CDN in Cash or Shares)
$ 50	$ 505,000
$ 75	$ 758,000
$ 100	$ 1,010,000

(d) Moran Lake Uranium and Vanadium Project

In November 2020, the Company entered into an option agreement with a private, arm's length party to acquire a 100%, undivided interest, in the Moran Lake Project uranium project in the Central Mineral Belt of Labrador, Canada.

On November 30, 2021, the Company delivered consideration of $150,000, satisfied through the issuance of 253,568 common shares and made a cash payment in the amount of $150,000 to the optionor. The market price of the shares was $0.59, reflecting the 5-day volume weighted average price ("VWAP") of the Company's common shares.

The option is exercisable at CUR's election on or before the third anniversary of the effective date, for additional consideration of $500,000 in common shares and $500,000 in cash. If the option remains unexercised on the one-year and two-year anniversaries of the effective date, the optionor is entitled to $150,000 in common shares and $50,000 in cash on each of the first and second anniversary dates. If CUR elects to exercise the option, the optionor will be entitled to receive the following spot price contingency payments:

(Expressed in Canadian Dollars)

6. MINERAL PROPERTY ACQUISITION AND EXPLORATION EXPENDITURES (continued)

(d) Moran Lake Uranium and Vanadium Project (continued)

Uranium Spot Price (USD)	Vendor Payment (CDN in Cash)	Vendor Payment (CDN in Shares)
$ 50	$ 250,000	$ 250,000
$ 75	$ 375,000	$ 375,000

The spot price contingent payments will expire 10 years following the date the option is exercised. Upon exercise of the option and on the exercise date, the vendor shall be granted by CUR, a 1.5% net smelter returns royalty from the sale of the mineral products extracted or derived from the property. CUR shall have the right and option to purchase 0.5% of the royalty for a price equal to $500,000.

In connection with the spin-out of transaction of Labrador Uranium Inc. ("LUR") (see Note 16), the Company provided notice to exercise its option pursuant to the Option Agreement to acquire the Moran Lake project for consideration of $1,000,000 with $500,000 to be satisfied through the issuance of 191,570 common shares of CUR at a valuation of $524,902, based on the quoted market price of the Company's shares acquired at the transaction date, and $500,000 in cash. The 191,570 shares were issued on October 27, 2021.

In addition, the vendor will be entitled to receive certain future payments contingent upon the attainment of certain milestones tied to the spot price of uranium and will retain a 1.5% net smelter returns royalty from the sale of the mineral products extracted or derived from the Moran Lake Project. CUR shall have the right and option to purchase 0.5% of the Moran Lake Royalty for a price equal to $500,000, which CUR intends to retain following the transfer of the Moran Lake Project to LUR pursuant to the Arrangement.

(e) Dieter Lake Uranium Project

On February 3, 2021, the Company announced its acquisition of Dieter Lake uranium deposit in Québec, Canada.

(f) Ben Lomond and Georgetown Uranium Projects

In June 2020, the Company entered into an option agreement with Mega Uranium Ltd. ("Mega") to acquire a 100% interest in the Ben Lomond and Georgetown (Maureen) uranium projects in Australia.

Pursuant to the option agreement, the Company issued 900,000 common shares and 900,000 common share purchase warrants to Mega, with each warrant entitling the holder to acquire a common share at an exercisable price of $0.30 per common share for a period of 24 months from the date of issuance, and $180,000 in cash.

The option on the Ben Lomond property is exercisable, at the Company's election, on or before the second anniversary of entering into the agreement, for additional consideration of $2,500,000, payable in cash or shares of the Company. The Company is also required to reimburse Mega for certain expenditures incurred during the option period.

Subject to the exercise of the Ben Lomond option, Mega has the right, for a period of 120 days from the exercise of the Ben Lomond option, to sell the Georgetown project to the Company for additional consideration of $500,000, payable in cash or shares of the Company. The transfer of the projects to the Company has received FIRB approval in Australia. Upon completion of the acquisition of the projects, the Company has an obligation to make contingent payments, in cash or shares, tied to the future spot price of uranium as follows:

(Expressed in Canadian Dollars)

6. MINERAL PROPERTY ACQUISITION AND EXPLORATION EXPENDITURES (continued)

(f) Ben Lomond and Georgetown Uranium Projects (continued)

Uranium Spot Price (USD)	Ben Lomond Payments (CDN)	Georgetown Payments (CDN)
$ 50	$ 535,000	$ 315,000
$ 75	$ 800,000	$ 475,000
$ 100	$ 1,050,000	$ 635,000

The Ben Lomond Property is subject to the following royalties:

- a royalty equal to AUD$0.50 per pound U_3O_8 recoverable from any feasibility study completed with respect to the Ben Lomond Property on or prior to the date that is 30 days after the mill operates at 90% planned capacity; or
- after the mill operates at 90% capacity, a 1 % net smelter return royalty on all marketable minerals produced from the mineral claims that comprise the Ben Lomond property; and a 1 % net smelter returns royalty on all marketable minerals produced from the mineral claims that comprise the Ben Lomond Property.

The Georgetown Property is subject to a 0.75% net smelter returns royalty with respect to uranium, molybdenum and fluorite produced from the mineral claims that comprise the Georgetown Property;

(g) Mountain Lake Uranium Project

On July 16, 2020, the Company entered into on option agreement with IsoEnergy Ltd. (TSXV: ISO) (“IsoEnergy”) and received shareholder and TSXV conditional approval on August 4, 2021.

Pursuant to the option agreement, the Company has a right to acquire a 100% interest in the Mountain Lake uranium project in Nunavut, Canada.

Under the terms of the option agreement, the Company paid initial consideration to IsoEnergy of 900,000 common shares and a cash payment of $20,000 on August 10, 2021. The share consideration is valued at a market price of $1.91 per share, based on the quoted market price of the Company’s shares acquired at the transaction date.

The option is exercisable at the Company’s election on or before the second anniversary of the effective date, upon payment of $1,000,000 payable in cash or shares at a price per share equal to the five-day VWAP of CUR shares up to the second last trading day prior to the exercise date of the option and reimbursement of certain expenditures incurred by IsoEnergy on the project. The Company is also required to reimburse IsoEnergy for certain expenditures incurred during the option period.

If the Company elects to exercise its option acquire the project, IsoEnergy will also be entitled to receive the following contingent payments, payable in cash or shares, at the Company’s election:

Uranium Spot Price (USD)	Vendor Payment (CDN in Cash or Shares)
$ 50	$ 410,000
$ 75	$ 615,000
$ 100	$ 820,000

The Company’s obligation to make the contingent payments will expire 10 years following the date the option is exercised. In the event that the first contingency payment has been paid by the Company upon the uranium spot price reaching USD$50, IsoEnergy will have the one-time option to elect to receive $205,000 in lieu of, and not in addition to, each of the second and the third contingent payments for a total aggregate amount of $410,000. If elected by IsoEnergy, such $410,000 will be payable at the Company’s option in cash or shares.

(Expressed in Canadian Dollars)

6. MINERAL PROPERTY ACQUISITION AND EXPLORATION EXPENDITURES (continued)

(h) Milo Project

On November 10, 2021, the Company announced that it had signed a definitive sale and purchase agreement with Isa Brightlands Pty Ltd (the "Vendor"), a wholly owned subsidiary of GBM Resources ("GBM"), to acquire a 100% interest in the Milo Uranium, Copper, Gold, Rare Earth Project (the "Milo Project"). The Milo Project consists of EPM (Exploration Permit – Minerals) rights located in Northwestern Queensland.

Pursuant to the Agreement, CUR will acquire a 100% interest in the Project from the Vendor for the following consideration:

- The payment of $500,000 in cash
- The issuance of 750,000 common shares of the Company at a price per share of $2.85, based on the 7-day volume-weight average price of the Company's common shares on the TSXV up to the date immediately prior to signing of the Agreement. The shares were issued subsequent to December 31, 2021. See note 17.

Any CUR Shares issued in connection with the GBM Transaction are subject to approval of the TSXV and will be subject to a hold period expiring four months and one day from the date of issuance.

7. PROPERTY AND EQUIPMENT AND LEASE LIABILITY

For the years ended December 31, 2021 and 2020, the Company's property and equipment comprised:

		Right-of-use asset
Cost		
Balance, December 31, 2020	$	85,558
Lease modification		23,886
Balance, December 31, 2021		**109,444**
Accumulated depreciation		
Balance, December 31, 2020		20,827
Depreciation, to May 30, 2021		11,558
Lease modification		(32,385)
Depreciation, from June 1, 2021		33,308
Balance, December 31, 2021		**33,308**
Net book value:		
Balance, December 31, 2020		64,731
Balance, December 31, 2021	**$**	**76,136**

(Expressed in Canadian Dollars)

7. PROPERTY AND EQUIPMENT AND LEASE LIABILITY (continued)

		Right-of-use asset
Cost		
Balance, December 31, 2019	$	130,002
Termination of lease		(130,002)
Inception of lease		85,558
Balance, December 31, 2020		**85,558**
Accumulated depreciation		
Balance, December 31, 2019		29,454
Termination of lease		(36,818)
Depreciation		28,191
Balance, December 31, 2020		**20,827**
Net book value:		
Balance, December 31, 2019		100,548
Balance, December 31, 2020	**$**	**64,731**

On April 1, 2020, the Company entered a lease paying $2,500 per month until April 30, 2023. The discount rate applied to the lease was 5%. As of April 1, 2020 the Company recognized a right-of-use asset and a lease liability of $85,558 in respect of this lease.

On June 1, 2021, the Company amended the lease payments to $5,000 per month over the same term. A discount rate of 5% has been applied to the increased value. Given the lease modification, on June 1, 2021 the Company recognized a modification to the right-of-use asset and lease liability.

Minimum lease payments are:

2022	$60,000
2023	$20,000

		December 31, 2021		December 31, 2020
Opening	$	65,943	$	104,615
Lease modification		54,722		(11,992)
Interest expense		4,081		4,162
Payments		(47,500)		(30,842)
Ending	**$**	**77,246**	$	65,943
Less current portion		(60,000)		(30,000)
Long-term lease liability	**$**	**17,246**	$	35,943

(Expressed in Canadian Dollars)

8. ACCOUNTS PAYABLE AND ACCRUED LIABILITIES

		December 31, 2021 $	December 31, 2020 $
Trade payables	$	505,591	98,642
Accrued liabilities		817,217	279,397
Deferred property payments		4,248,592	-
	$	**5,571,400**	**378,039**

9. ASSET RETIREMENT OBLIGATION ("ARO")

A provision for environmental rehabilitation was recognized on the acquisition of the Energy Fuels mineral properties area (see note 6) in the amount of $1,300,000 and the amount required to be held on deposit with the Utah Division of Oil, Gas and Mining and the U.S. Bureau of Land Management in the amount of $1,377,517. The provision is estimated based on management's estimates of projected reclamation costs and the timing of such reclamation activities.

10. SHARE CAPITAL

The Company's authorized share capital is an unlimited number of common shares without par value.

	Number of shares outstanding	Amount ($)
Balance, December 31, 2019	**8,163,229**	**16,154,567**
Private placements, net of issuance costs (xiii,xiv,xv)	18,438,625	6,982,588
Shares issued in acquisitions (xviii,xix)	1,153,568	420,000
Warrant exercises (xvii)	1,470,000	555,000
Restricted share units (xvi)	201,420	261,847
Balance, December 31, 2020	**29,426,842**	**24,374,002**
Private placements, net of issuance costs (i,ii,iii)	19,447,938	29,165,931
Shares issued in acquisitions (v,vi,vii,viii,ix)	15,683,652	42,616,040
Shares issued for services (vi)	83,786	242,979
Warrant exercises (x)	6,605,988	7,009,500
Option exercises (x)	756,667	1,552,434
Share-based compensation (xi,xii)	31,954	71,670
Balance, December 31, 2021	**72,036,827**	**105,032,556**

(a) Common Shares

During the year ended December 31, 2021 the Company issued the following common shares:

i. On November 22, 2021, the Company closed a private placement financing consisting of an aggregate of 7,547,453 units of the Company at a price of $2.65 per unit for aggregate gross proceeds of $20,000,750. Each unit is comprised of one common share of the Company and one half of one common share purchase warrant of the Company. Each whole warrant is exercisable to acquire one common share of the Company at a price of $4.00 at any time on or before November 22, 2023. The valuation of the warrants was estimated in the amount of $3,803,000 using the Black-Scholes model. Assumptions used in this valuation are outlined in note 8(a)(iv) below.

10. SHARE CAPITAL (continued)

(a) Common Shares (continued)

Cash commissions in connection with the offering were $1,200,045, and the Company issued 452,847 warrants to the underwriters of the offering. Each broker warrant is exercisable to acquire one common share of the Company at a price of $2.65 at any time on or before November 22, 2023. Broker warrants have been accounted for using the Black-Scholes model. The value assigned to the broker warrants is $540,712, reflecting a fair value per warrant of $1.19. Assumptions in this valuation are outlined in note 8(a)(iv) below. In connection with the private placements, the Company incurred additional financing costs of $177,350.

In addition, in satisfaction of $4,968,975 of the deferred cash payments that the Company owes to certain wholly owned subsidiaries of Energy Fuels Inc. ("EFR") pursuant to the asset purchase agreement announced on July 15, 2021 that closed on October 27, 2021, the Company issued to EFR 1,875,085 Units of the Company, consisting of 1,875,085 common shares of the Company and 937,542 warrants. The valuation of the warrants was estimated in the amount of $945,000 using the Black-Scholes model. Assumptions used in this valuation are outlined in note 8(a)(iv) below. All securities issued in connection with the offering and to EFR were subject to a statutory hold period under Canadian securities legislation ending on March 23, 2022.

ii. On June 3, 2021, the Company closed a private placement financing consisting of an aggregate of 5,400,000 units of the Company at a price of $1.80 per unit for aggregate gross proceeds of $9,000,720. Each unit consists of one common share of the Company and one-half of one common share purchase warrant. Each whole warrant is exercisable to acquire one common share at a price per share of $2.60 until June 3, 2023. The valuation of the warrants was estimated in the amount of $1,647,000 using the Black-Scholes model. Assumptions used in this valuation are outlined in note 8(a)(iv) below. Management and directors subscribed to 78,334 units of the offering for proceeds of $141,001.

Cash commissions in connection with the offering were $540,043, and the Company issued 300,024 warrants to the underwriters of the offering. Each broker warrant is exercisable to acquire one common share of the Company at a price of $1.80 at any time on or before June 3, 2023.

Broker warrants have been accounted for using the Black-Scholes model. The value assigned to the broker warrants is $172,405, reflecting a fair value per warrant of $1.31. Assumptions in this valuation are outlined in note 8(a)(iv) below. In connection with the private placements, the Company incurred additional financing costs of $138,462.

iii. On March 4, 2021, the Company closed a private placement financing consisting of an aggregate of 5,025,000 units of the Company at a price of $1.20 per unit for aggregate gross proceeds of $6,030,000. Each unit consists of one common share of the Company and one-half of one common share purchase warrant. Each whole warrant is exercisable to acquire one common share at a price of $1.80 per share until March 4, 2024. The valuation of the warrants was estimated in the amount of $1,242,000 using the Black-Scholes model. Assumptions used in this valuation are outlined in note 8(a)(iv) below. Management and directors subscribed to 40,000 units of the offering for proceeds of $48,000.

Cash commissions in connection with the offering were $422,100, and the Company issued 351,750 warrants to the underwriters of the offering. Each broker warrant is exercisable to acquire one common share of the Company at a price of $1.20 at any time on or before March 4, 2023.

Broker warrants have been accounted for using the Black-Scholes model. The value assigned to the broker warrants is $202,115, reflecting a fair value per warrant of $1.13. Assumptions in this valuation are outlined in note 8(a)(iv) below. In connection with the private placement, the Company incurred additional financing costs of $169,032.

(Expressed in Canadian Dollars)

10. SHARE CAPITAL (continued)

(a) Common Shares (continued)

iv. Assumptions applied in the Black-Scholes valuation for warrants are outlined below.

	note 8(a)(i) **22-Nov-21**	note 8(a)(ii) **03-Jun-21**	note 8(a)(iii) **04-Mar-21**
Expected stock price volatility	118%	105-110%	105-110%
Expected life of warrants	2 years	2-3 years	2-3 years
Risk-free interest rate	1.04%	1.25%	1.25%
Expected dividend yield	0%	0%	0%
Stock price	$ 2.15	$ 0.95	$ 0.95
Exercise price	$2.65-$4.00	$1.80-$2.60	$1.20-$1.80

v. On October 27, 2021, the Company issued 191,570 shares at a value of $2.74 per share based on the quoted market price of the Company's shares acquired at the transaction date for the acquisition of the Moran Lake project. See note 6(d).

vi. On October 27, 2021, the Company issued 11,860,101 shares for the acquisition of the Energy Fuels asset portfolio at a valuation of $34,987,298 based on the quoted market price of the Company's shares acquired at the transaction date. An additional 1,875,085 shares were issued through the Company's private placement on November 22, 2021 upon the exercise of Energy Fuels' acceleration right. See Note 6(a). In addition, 83,786 common shares were issued in settlement of financial advisory fees related to the transaction.

vii. On August 19, 2021, the Company issued 2,000,000 shares for its Matoush acquisition, see note 6(b).

viii. On August 10, 2021, the Company paid consideration of $1,791,000 pursuant to its Mountain Lake property option agreement through the issuance of 900,000 common shares. See note 6(g).

ix. On June 11, 2021, the Company paid consideration of $125,000 pursuant to its Laguna Salada property option agreement by the issuance of 56,306 common shares. On December 21, 2021, an additional $1,500,000 payment was satisfied through the issuance of an additional 675,675 common shares. See note 6(c).

x. During the year ended December 31, 2021, 6,605,988 of the Company's warrants and 756,667 of the Company's stock options were exercised, generating proceeds of $6,308,661.

xi. On April 9, 2021, the Company cancelled 6,046 restricted stock units ("RSUs") and reissued 15,000 RSUs, pursuant with the RSU grant of December 30, 2020.

xii. On December 9, 2021, the Company issued 23,000 common shares in relation to the Company's RSU grant of December 1, 2021.

During the year ended December 31, 2020, the Company issued the following common shares:

xiii. On December 30, 2020, the Company closed a non-brokered private placement financing of units of the Company at a price of $0.80 per unit, for gross proceeds of $5,500,000. Each unit is comprised of one common share of the Company and one-half of one common share purchase warrant. Each whole warrant entitles the holder thereof to purchase one common share for a period of three years from the closing of the offering at a price of $1.20 per common share. Management and directors subscribed to 106,250 units of the offering for proceeds of $85,000.

10. SHARE CAPITAL (continued)

(a) Common Shares (continued)

In connection with the offering, the Company paid certain eligible persons an aggregate cash commission of $274,400, equal to 7.0% of the gross proceeds of the offering sourced by finders, of which $130,900 was paid through the issuance of 163,625 units.

The Company also issued to finders a total of 343,000 non-transferable broker warrants, equal to 7.0% of the units sourced by finders pursuant to the offering. Each broker warrant entitles the holder to purchase one common share for a period of three years from the closing of the offering at a price of $0.80 per common share. In addition, as consideration for advisory services in connection with the offering, the Company paid $63,000 and issued 78,750 broker warrants.

xiv. On October 1, 2020, the Company closed a non-brokered private placement financing of 6,400,000 units in the capital of the Company at a price of $0.50 per unit for gross proceeds of $3,200,000. Each unit is comprised of one common share of the Company and one-half of one whole common share purchase warrant. Each warrant entitles the holder thereof to purchase one common share for a period of three years from the closing of the offering at a price of $0.75 per common share. Management and directors subscribed to 240,000 units of the offering for proceeds of $120,000.

In connection with the offering, the Company paid certain eligible persons a cash commission in total of $104,615, equal to 7.0% of the gross proceeds of the offering delivered by finders and issued a total of 309,230 non-transferable broker warrants, equal to 7.0% of the units delivered by finders pursuant to the offering. Each broker warrant entitles the holder to purchase one common share for a period of three years from the closing of the offering at a price of $0.50 per common share.

In connection with the offering and associated services, the Company also paid an advisory fee of $56,000, plus applicable sales taxes, and issued 112,000 compensation warrants which entitles the holder thereof to purchase one common share at a price of $0.50 per common share for a period of thirty-six months.

xv. On June 17, 2020, CUR closed a private placement by issuing 5,000,000 units at a price of $0.20 for gross proceeds of $1,000,000. Each unit is comprised of one common share of the Company and one common share purchase warrant. Each warrant entitles the holder thereof to purchase one common share for a period of two years from the closing of the offering at a price of $0.30 per common share. Management and directors subscribed to 1,700,000 units of the offering for proceeds of $340,000.

In connection with the offering, the Company paid certain eligible persons a cash commission in total of $17,100, equal to 6.0% of the gross proceeds of the offering delivered by finders and issued a total of 85,500 non-transferable broker warrants, equal to 6.0% of the units delivered by finders pursuant to the offering, which were valued at $14,713.

Each broker warrant entitles the holder to purchase one common share for a period of two years from the closing of the offering at a price of $0.30 per common share. In addition to the commission and broker warrants discussed above, there were $14,952 of share issue costs incurred.

xvi. On December 30, 2020, CUR issued 201,420 RSUs to directors of the Company. The RSUs vested immediately.

xvii. In the year ended December 31, 2020, the Company issued 1,470,000 common shares pursuant to the exercise of warrants, generating proceeds of $555,000

xviii. In November 2020, the Company entered into an option agreement with a private, arm’s length party to acquire a 100%, undivided interest, in the Moran Lake Project uranium and vanadium project in the Central Mineral Belt of Labrador, Canada.

(Expressed in Canadian Dollars)

10. SHARE CAPITAL (continued)

(a) Common Shares (continued)

On December 4, 2020, in connection with the agreement, CUR issued 253,568 common shares at a price of $0.59 per share for a fair value of $150,000 (note 6b).

xix. In accordance with the option agreement with Mega Uranium Inc. (“Mega”) the Company issued 900,000 common shares in the capital of the Company and 900,000 common share purchase warrants to Mega on August 10, 2021. Each warrant entitles the holder thereof to purchase one common share at an exercise price of $0.30 per common share, for a period of 24 months, subject to an exercise restriction whereby any exercise of the warrants that would result in Mega beneficially owning or having control or direction over ten percent (10%) or greater of the total issued and outstanding voting securities of the Company, immediately after giving effect to such exercise, is prohibited.

(b) Warrants

Below is a summary of changes to warrants for the years ended December 31, 2021 and 2020:

	Number of warrants	Weighted average exercise price
Balance, December 31, 2019	**3,635,950**	**$ 2.10**
Granted	13,544,792	0.66
Exercised	(1,470,000)	0.38
Expired	(574,800)	1.40
Balance, December 31, 2020	**15,135,942**	**$ 1.01**
Granted	10,828,589	2.98
Exercised	(6,605,989)	0.83
Expired	(2,372,514)	2.70
Balance, December 31, 2021	**16,986,028**	**$ 2.10**

The Company received $5,452,561 in proceeds from the exercise of warrants in the year ended December 31, 2021 (December 31, 2020: 1,470,000 warrants for proceeds of $550,000). The weighted average exercise price of these warrants was $0.83 per share (December 31, 2020: $0.38 per share).

On June 16, 2021, 2,372,514 warrants expired, having a weighted average exercise price of $2.70.

As at December 31, 2021 the Company had the following warrants outstanding:

(Expressed in Canadian Dollars)

10. SHARE CAPITAL (continued)

(b) Warrants (continued)

Expiry date	Exercise price	Number of warrants	Remaining life at Dec. 31, 2021
16-Jun-22	$0.30	1,680,500	0.5 years
16-Jun-22	$0.30	55,500	0.5 years
18-Jun-22	$0.30	900,000	0.5 years
01-Oct-23	$0.75	1,949,000	1.8 years
01-Oct-23	$0.50	321,230	1.8 years
30-Dec-23	$1.20	1,616,187	2 years
30-Dec-23	$0.80	160,625	2 years
04-Mar-24	$1.80	2,256,410	2.2 years
04-Mar-23	$1.20	254,587	1.2 years
03-Jun-23	$2.60	2,327,850	1.4 years
03-Jun-23	$1.80	300,024	1.4 years
22-Nov-23	$4.00	4,711,268	1.9 years
22-Nov-23	$2.65	452,847	1.9 years
Balance, December 31, 2021	$2.10	**16,986,028**	1.62 years

(c) Stock Options

Pursuant to the Company's stock option plan, directors may, from time to time, authorize the issuance of options to directors, officers, employees and consultants of the Company, entitling them to acquire up to 10% of the issued and outstanding common shares of the Company. The options can be granted for a maximum term of 10 years and are subject to vesting provisions as determined by the Board of Directors of the Company.

Stock option activity for the year ended December 31, 2021 is summarized as follows:

	Number of options	**Weighted average exercise price**
Balance, December 31, 2019	**685,000**	**$ 3.20**
Granted	1,690,000	0.42
Forfeited	(330,000)	4.33
Balance, December 31, 2020	**2,045,000**	**$ 0.72**
Granted	4,210,000	2.25
Exercised	(756,667)	1.13
Expired	(115,000)	2.00
Balance, December 31, 2021	**5,383,333**	**$ 1.83**
Exercisable	1,625,000	1.54

The Company received proceeds of $856,100 from the exercise of stock options in the year ended December 31, 2021 (December 31, 2020: $nil), at a weighted average price of $1.13 (December 31, 2020: $nil). The Company's quoted share price at the time of exercise is noted below:

(Expressed in Canadian Dollars)

10. SHARE CAPITAL (continued)

(c) Stock Options (continued)

Exercise Date	Stock Options Exercised	Share Price
05-Jan-21	50,000	$ 1.39
31-Jan-21	25,000	1.22
05-Apr-21	200,000	2.47
13-Apr-21	300,000	2.18
21-Sep-21	145,000	2.44
22-Oct-21	20,000	3.01
27-Oct-21	16,667	2.74

As at December 31, 2021, the Company had the following stock options outstanding:

Number of options outstanding	Exercise price per option	Number of options exercisable	Exercise price per option	Remaining contractual life (years)	Expiry date
25,000	$4.50	25,000	$4.50	0.3	25-Apr-22
140,000	$2.00	140,000	$2.00	1.6	08-Aug-23
716,667	$0.30	475,002	$0.30	3.5	18-Jun-25
150,000	$0.50	100,000	$0.50	3.5	09-Jul-25
50,000	$0.52	33,333	$0.52	3.6	05-Aug-25
521,666	$0.54	168,333	$0.54	3.8	15-Oct-25
20,000	$0.61	6,667	$0.61	3.9	25-Nov-25
50,000	$0.60	16,667	$0.60	3.9	03-Dec-25
30,000	$1.22	10,000	$1.22	4.1	01-Feb-26
755,000	$1.67	-	$1.67	4.2	26-Mar-26
975,000	$2.23	-	$2.23	4.4	09-Jun-26
500,000	$2.61	166,665	$2.61	4.9	01-Dec-26
1,450,000	$2.79	483,333	$2.79	5.0	24-Dec-26
5,383,333	$1.83	1,625,000	$1.54	4.3	

On December 24, 2021, the Company granted incentive stock options to certain officers, directors and consultants of the Company to purchase a total of 1,450,000 common shares pursuant to the Company's long-term omnibus incentive plan. The options are exercisable at a price of $2.79 per common share for a period of five years. 486,333 options vested immediately, and the remaining options vest one half on December 24, 2022 and one half on December 24, 2023. The options have a fair value per option granted of $1.97. Directors and officers were granted 1,000,000 options.

On December 2, 2021, the Company granted incentive stock options to an officer of the Company to purchase a total of 500,000 common shares pursuant to the Company's long-term omnibus incentive plan. The options are exercisable at a price of $2.61 per common share for a period of five years. 166,667 (one-third) of the options vested immediately, and the remaining options vest one half on December 1, 2022 and one half on December 1, 2023. The options have a fair value per option granted of $1.82.

(Expressed in Canadian Dollars)

10. SHARE CAPITAL (continued)

(c) Stock Options (continued)

On June 9, 2021, the Company granted incentive stock options to certain officers, directors and consultants of the Company to purchase a total of 975,000 common shares pursuant to the Company's long-term omnibus incentive plan. The options are exercisable at a price of $2.23 per common share for a period of five years. The options vest one third each year, over a three year term. The options have a fair value per option granted of $1.54. Directors and officers were granted 350,000 options.

On March 26, 2021, the Company granted incentive stock options to certain officers, directors and consultants of the Company to purchase a total of 755,000 common shares pursuant to the Company's long-term omnibus incentive plan. The options are exercisable at a price of $1.67 per common share for a period of five years. The options vest one third each year, over a three year term. The options have a fair value per option granted of $1.32. Directors and officers were granted 500,000 options.

On February 26, 2021, the Company granted 300,000 stock options to consultants of the Company to purchase a total of 300,000 common shares. The options are exercisable at a price of $1.32 per common share for a period of five years. The options vest immediately. The options have a fair value per option granted of $1.04.

On February 1, 2021, the Company granted incentive stock options to consultants of the Company to purchase a total of 230,000 common shares. The options are exercisable at a price of $1.22 per common share for a period of five years. 200,000 vested immediately and 30,000 will vest one-third annually, with one-third vesting immediately. The options have a fair value per option granted of $0.96.

The Company uses the Black-Scholes option pricing model to calculate the fair value of granted stock options. The model requires management to make estimates, which are subjective and may not be representative of actual results. Changes in assumptions can materially affect fair value estimates.
For stock option grants, the following assumptions were applied in their valuation:

	24-Dec-21	02-Dec-21	09-Jun-21	26-Mar-21	26-Feb-21	01-Feb-21	FY 2020
Expected stock price volatility	92%	90%	89%	110%	110%	110%	93%-128%
Expected life of options	5 years	5 years	5 years	5 years	5 years	5 years	5 years
Risk-free interest rate	1.25%	1.25%	1.25%	1.25%	1.25%	1.25%	1.25%
Expected dividend yield	0%	0%	0%	0%	0%	0%	0%
Stock price	$ 2.79	$ 2.61	$ 2.23	$ 1.67	$ 1.32	$ 1.22	$ 0.30-0.60
Exercise price	$ 2.79	$ 2.61	$ 2.23	$ 1.67	$ 1.32	$ 1.22	$ 0.30-0.60

On December 1, 2021, the Company granted 100,000 restricted share units ("RSU's") to an officer of the Company. The RSU's were issued at $2.61 per common share. 50,000 RSU's vested immediately and the remaining 50,000 RSU's vest annually over a two-year term.

On December 24, 2021, the Company granted 650,000 RSU's to directors, officers, and consultants of the Company. The RSU's were issued at $2.77 per common share, vesting one third each year over a three year term. Directors and officers were issued 390,000 RSU's.

11. MANAGEMENT OF CAPITAL

The Company's capital management objectives, policies and processes have remained unchanged during the years ended December 31, 2021 and 2020.

(Expressed in Canadian Dollars)

11. MANAGEMENT OF CAPITAL (continued)

The Company is not subject to any capital requirements imposed by a lending institution or regulatory body, other than of the TSX Venture Exchange ("TSXV") which requires adequate working capital or financial resources of the greater of (i) $50,000 and (ii) an amount required in order to maintain operations and cover general and administrative expenses for a period of 6 months.

As of December 31, 2021, the Company believes it is compliant with the policies of the TSXV.

12. SUPPLEMENTAL DISCLOSURE WITH RESPECT TO CASH FLOWS

There was no cash paid for income tax in the years ended December 31, 2021 and 2020.

During the year ended December 31, 2021, the Company issued 1,104,621 broker warrants valued at $915,232 (December 31, 2020: 924,980 broker warrants valued at $336,381).

13. SEGMENTED INFORMATION

The Company has one operating segment in three geographic areas in Canada, Australia and Argentina, with the corporate office in Canada. Segmented disclosure and Company-wide information is as follows:

December 31, 2021		Canada		Australia		Argentina		Total
Current assets	$	33,116,772	$	43,007	$	-	$	33,159,779
Non-current assets		1,453,653		-		-		1,453,653
Total assets	**$**	**34,570,425**	**$**	**43,007**	**$**	**-**	**$**	**34,613,432**
Total liabilities	**$**	**6,936,045**	**$**	**12,601**	**$**	**-**	**$**	**6,948,646**

December 31, 2020		Canada		Australia		Argentina		Total
Current assets	$	10,800,781	$	47,351	$	-	$	10,848,132
Non-current assets		64,731		-		-		64,731
Total assets	**$**	**10,865,512**	**$**	**47,351**	**$**	**-**	**$**	**10,912,863**
Total liabilities	**$**	**416,780**	**$**	**27,202**	**$**	**-**	**$**	**443,982**

14. FINANCIAL INSTRUMENTS

The Company's financial instruments include cash and cash equivalents, restricted cash, amount receivable, marketable securities, other investment, accounts payable and accrued liabilities, and lease liability. The risks associated with these financial instruments and the policies regarding their management are discussed below. Management monitors these risk exposures to ensure appropriate measures are implemented in a timely and effective manner.

Fair value

The Company's financial instruments recorded at fair value require disclosure about how the fair value was determined based on significant levels of input described in the following hierarchy:

- Level 1 - applies to assets or liabilities for which there are quoted prices in active markets for identical assets or liabilities.
- Level 2 - applies to assets or liabilities for which there are inputs other than quoted prices included in Level 1 that are observable for the asset or liability, either directly such as quoted prices for similar assets or liabilities in active markets or indirectly such as quoted prices for identical assets or liabilities in markets with insufficient volume or infrequent transactions.
- Level 3 - applies to assets or liabilities for which there are unobservable market data.

14. FINANCIAL INSTRUMENTS (continued)

The Company's financial instrument recorded at fair value consist of cash, restricted cash and marketable securities and are measured based on Level 1 inputs.

The book value of amount receivable, accounts payable and accrued liabilities, and current lease liabilities approximate their fair value due to the short-term nature of these instruments.

The following table presents the changes in fair value measurements of financial instruments classified as Level 3 during the years ended December 31, 2021 and 2020. These financial instruments are measured at fair value utilizing non-observable market inputs. The net realized losses and net unrealized gains are recognized in the statements of loss.

	December 31, 2021	December 31, 2020
Opening balance	$ -	$ -
Acquisition	310,000	-
Unrealized loss	(310,000)	-
Closing balance	**$ -**	**$ -**

Within Level 3, the Company includes private company investments that are not quoted on an exchange. The key assumptions used in the valuation of these instruments include (but are not limited to) company-specific information, trends in general market conditions and the share performance of comparable publicly traded companies.

As valuations of investments for which market quotations are not readily available are inherently uncertain, and are based on estimates, determination of fair value may differ materially from the values that would have resulted if a ready market existed for the investments.

Financial risk management objectives and policies

Interest rate risk - The Company is not exposed to significant interest rate risk.

Currency risk - Currency risk is the risk to the Company's earnings that arise from fluctuations of foreign exchange rates and the degree of volatility of these rates. The Company is exposed to foreign currency exchange risk on cash held in Australian dollars, and property payments made in United States dollars. The Company does not use derivative instruments to reduce its exposure to foreign currency risk. Management considers currency risk to be insignificant.

Credit risk - Credit risk is the risk of an unexpected loss if a counterparty to a financial instrument fails to meet its contractual obligations. The credit risk associated with cash is believed to be minimal as cash is on deposit with Canadian banks that are believed to be creditworthy. Amounts receivable is comprised of amounts due from the Government of Canada, and two promissory notes receivable from Labrador Uranium Inc. totaling $500,000. The Company does not believe it is exposed to significant credit risk.

Liquidity risk - Liquidity risk is managed by ensuring sufficient financial resources are available to meet obligations associated with financial liabilities. The Company manages its liquidity by continuously monitoring and forecasting cash flows from operations and anticipating any investing and financing activities.

(Expressed in Canadian Dollars)

15. INCOME TAXES

A reconciliation of the expected income tax recovery to the actual income tax recovery is as follows:

	2021 $	2020 $
(Loss) before income taxes	(72,804,202)	(3,142,747)
Statutory rate	26.5%	26.5%
Expected income tax recovery based on statutory rate	(19,239,000)	(833,000)
Adjustment to expected income tax recovery:		
Share-based compensation	843,000	158,333
Other	472,000	159,945
Change in unrecorded deferred tax asset	17,978,000	514,722
Deferred income tax provision (recovery)	-	-

Deferred income tax assets and liabilities have been recognized in respect of the following:

	2021 $	2020 $
Recognized deferred tax assets and liabilities:		
Non-capital loss carry-forwards	450,755	114,926
Investments	(450,755)	(114,926)
Deferred income tax liability	-	-

Deferred income tax assets and liabilities have not been recognized in respect to the following deductible temporary differences:

Unrecognized deferred tax assets		
Non-capital loss carry-forwards	12,732,000	6,760,351
Share issue costs	2,405,000	528,886
Mineral property costs	65,448,000	4,092,721
Other temporary differences	8,000	-
	80,593,000	11,381,958

As at December 31, 2021, the Company has non-capital losses of $12,732,000 which will expire in 2028-2041. Tax attributes are subject to review and potential adjustments by tax authorities.

Deferred tax assets have not been recognized in respect of these items because it is not probable that future taxable profit will be available against which the Company can use the benefits.

(Expressed in Canadian Dollars)

16. RELATED PARTY DISCLOSURES

Key management personnel include those persons having authority and responsibility for planning, directing and controlling the activities of the Company. The Company has determined that key management personnel consist of executive and non-executive members of the Company's Board of Directors and corporate officers.

Remuneration attributed to key management personnel is summarized as follows:

	2021 $	2020 $
Consulting fees	957,823	762,959
Share-based compensation	1,759,948	559,737
	2,717,771	**1,322,696**

As at December 31, 2021 there was $4,340 (December 31, 2020 – $nil) included in accounts payable and accrued liabilities owing to directors and officers for compensation.

As at December 31, 2021, there was $826,592 (December 31, 2020 - $nil) included in accounts payable and accrued liabilities owing to Energy Fuels Inc. for deferred property payments and costs incurred on the Company's behalf at the Company's mineral properties. Energy Fuels holds 21.22% of the Company's common shares at December 31, 2021 (December 31, 2020- nil). See note 6(a).

As at December 31, 2021, there was $500,000 (December 31, 2020 - $nil) included in amounts receivable owing from Labrador Uranium Inc., an entity originally incorporated by the Company and with common officers and directors. See note 17.

17. SPIN-OUT TRANSACTION

On October 18, 2021, the Company announced the creation and planned spin-out (the "Spin-Out Transaction") of Labrador Uranium Inc. ("Labrador Uranium" or "LUR"), an entity originally incorporated by CUR focused on the consolidation, exploration and development of uranium projects in Labrador, Canada. LUR completed financing transactions subsequent to its incorporation and the Company did not have significant ownership interest at December 31, 2021.

To effect the Spin-Out Transaction, the Company entered into an arrangement agreement with LUR (the "Arrangement Agreement"), pursuant to which, among other things, the Company will transfer ownership of the Moran Lake Project to LUR in exchange for 16,000,000 common shares of LUR ("LUR Shares"), which the Company intends to distribute to CUR shareholders on a pro rata basis (the "Arrangement"). The Company also applied to list the LUR Shares (the "Listing") on the Canadian Securities Exchange (the "CSE"). The CSE listing was completed subsequent to December 31, 2021.

Expenditures on the Moran Lake Project have been presented as discontinued operations. There is no impact to the statement of financial position. For the year ended December 31, 2021, $1,983,383 has been reclassified from mineral property acquisition and exploration expenditures to Moran Lake exploration expenditures on the statement of loss (2020- $425,741).

<u>Property Acquisition - Altius</u>
CUR and LUR entered into a purchase agreement (the "Altius Agreement") with a subsidiary of Altius Minerals Corporation ("Altius"), pursuant to which LUR agreed to acquire from Altius a 100% interest in the Central Mineral Belt Uranium-Copper (CMB) Project and the Notakwanon Project, both located in Labrador (the "Altius Transaction"). In consideration, LUR will issue to Altius 8,000,000 LUR Shares and a 2% gross overriding royalty on the CMB Project.

Additionally, Altius, LUR and CUR have agreed on an area of interest whereby the two companies will work together in generating new targets and claims to bring to LUR.

17. SPIN-OUT TRANSACTION (continued)

In connection with closing of the Altius Transaction, LUR and Altius have agreed to enter into an investor rights agreement pursuant to which, for so long as Altius' equity ownership in LUR remains at or above 10%, Altius will be entitled to equity participation rights to maintain its pro rata equity ownership in LUR. Altius has also agreed to certain resale restrictions on the LUR Shares it will hold and to provide voting support in certain circumstances.

Private Placement Financing
On November 15, 2021, CUR announced that LUR completed a private placement (the "LUR Offering") for gross proceeds of $8,000,000 from the sale of 11,428,571 subscription receipts of LUR (each, a "Subscription Receipt") at a price of $0.70 per Subscription Receipt (the "Offering Price").

Each Subscription Receipt entitled the holder thereof to automatically receive, upon satisfaction of certain escrow release conditions (the "Escrow Release Conditions"), one unit of LUR (a "Unit"). Each Unit shall be comprised of one class B common share of LUR (each, a "Unit Share") and one-half of one common share purchase warrant of LUR (each whole warrant, a "Warrant"). Each Warrant will entitle the holder to purchase one class B common share of LUR (each, a "Warrant Share") at a price of $1.05 for a period of 24 months following the Escrow Release Date (as defined herein).

The proceeds of the LUR Offering, net of 50% of the cash commission payable to the Agents and the reasonable out-of-pocket expenses of the Agents, were held in escrow and not released to LUR until the Escrow Release Conditions were satisfied on or before February 28, 2022 (the date of satisfaction of the Escrow Release Conditions being, the "Escrow Release Date"). The escrow release conditions were met subsequent to the year-end.

In addition, LUR issued 799,999 warrants (the "Broker Warrants") to the agents. Each Broker Warrant is exercisable to acquire one common share of LUR at a price of $0.70 for a period of 24 months following the closing of the LUR Offering.

Property Acquisition - Mega
CUR and LUR entered into a purchase agreement (the "Purchase Agreement") with Mega Uranium Ltd. and its wholly owned subsidiary (collectively "Mega"), pursuant to which LUR agreed to acquire Mega's 66% participating interest in a joint venture (the "JV Interest") that holds a 100% interest in the Mustang Lake project (the "Mustang Lake Project"), a prospective uranium project located in the Central Mineral Belt of Labrador (the "Mega Transaction").

Pursuant to the Purchase Agreement, LUR agreed to acquire the JV Interest in exchange for 3,000,000 common shares of LUR (the "LUR Shares"). In addition, Mega is entitled to appoint one nominee to the Board of Directors of LUR.

The Spin-Out Transaction was completed subsequent to December 31, 2021.

18. COMMITMENTS AND CONTINGENCIES

The Company is party to certain management contracts. As at the date of this report, these contracts contain minimum commitments of approximately $695,000 and additional contingent payments of approximately $725,000 upon the occurrence of a change of control. As a triggering effect for a change of control has not taken place, the contingent payments have not been reflected in these consolidated financial statements.

Underlying royalties on the Company's properties are described in note 6.

18. COMMITMENTS AND CONTINGENCIES (continued)

Several of the Company's property acquisition agreements include contingent payments to be made based on the spot price of uranium (see note 6(c,f,g). Contingent payments based on price thresholds not yet reached have not been reflected in these consolidated financial statements. The Company made contingent payments related to the Moran Lake Project and the Laguna Salada Project subsequent to December 31, 2021. See note 18.

The Company's mining and exploration activities are subject to various laws and regulations governing the protection of the environment. These laws and regulations are continually changing and generally becoming more restrictive. The Company believes its operations are materially in compliance with all applicable laws and regulations. The Company has made, and expects to make in the future, expenditures to comply with such laws and regulations.

19. SUBSEQUENT EVENTS

On February 22, 2022, after receiving shareholder approval, the Company completed its spin-out transaction of Labrador Uranium, Inc. and all related acquisitions and financings. See note 17.

On February 18, 2022, the Company issued 821,976 common shares, with a deemed value of $2,000,000 and $1,500,000 in cash to satisfy the terms of the acquisition of the Matoush project. See note 6(b).

On April 20, 2022, the Company issued 750,000 common shares, with a deemed value of $2,137,500 to satisfy the terms of the acquisition of the Milo project. See note 6(h).

Subsequent to December 31, 2021, the Company had 2,641,048 warrants exercised and 50,000 options exercised, generating proceeds of $945,909. Directors and officers exercised 50,000 stock options and 615,625 warrants, generating proceeds of $225,750.

On April 14, 2022, the Company issued 374,411 common shares to U_3O_8, with a deemed value of $1,003,502, in satisfaction of the contingent payments owed in relation to the Laguna Salada Project. See note 6c.

With these subsequent events, the Company had 76,674,292 shares issued and outstanding, as of the date of these consolidated financial statements.