



MODERN - MINING -

WE ARE BULLISH ON MINING BITCOIN!

Modern Mining Ltd.

Introducing a unique investment opportunity in a business that **generates income and profits almost immediately.**



Modern Mining presents investors with an opportunity to invest in one of the most **innovative** and **profitable Bitcoin mining** operations in the world.

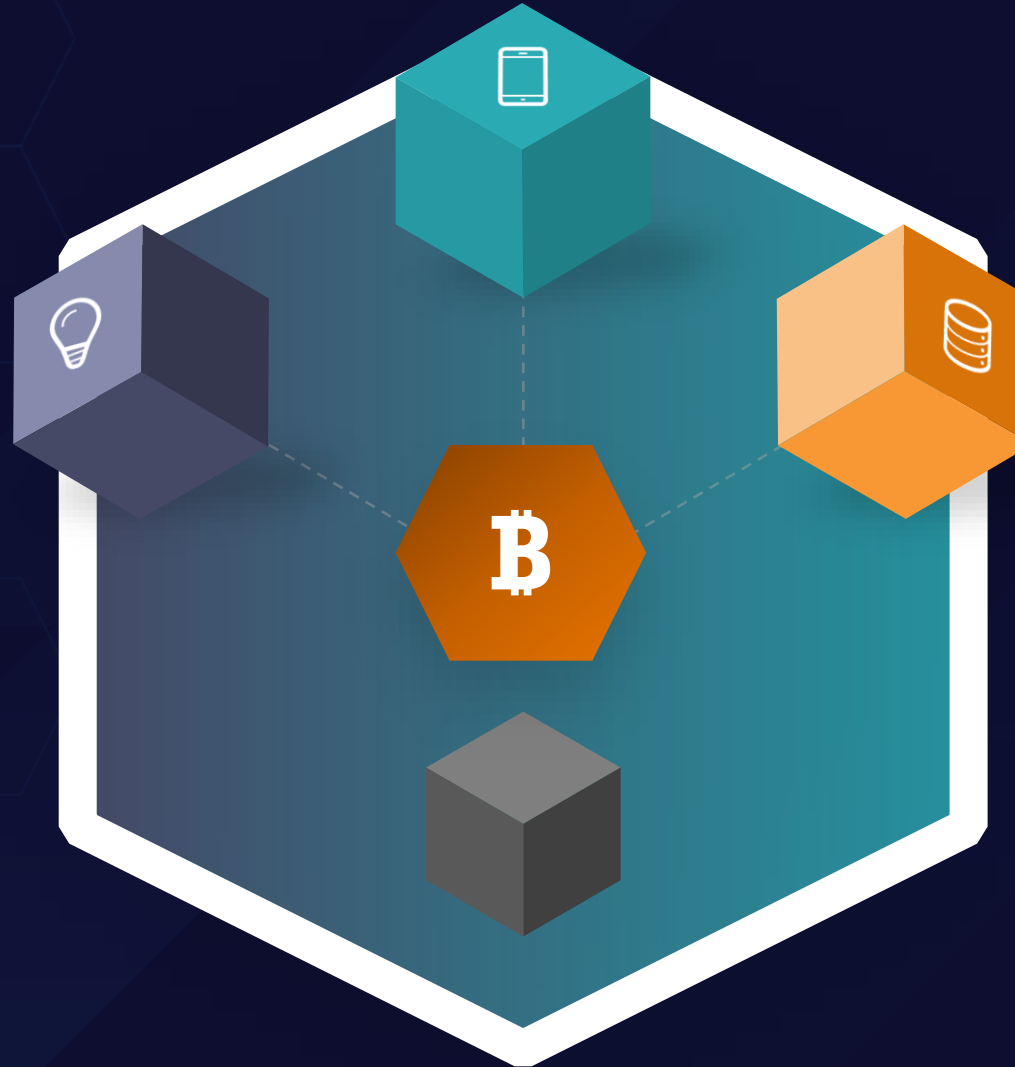
Modern Mining (MM) is excited to offer our investors an opportunity to invest in a state-of-the-art immersion cooling mining operation that utilizes the best mining machines available in the world today. Located in Medicine Hat, Alberta, MM will have access to cheap electricity and low-cost real estate. Utilizing cutting-edge immersion mining techniques (i.e. immersing the mining equipment in tanks filled with dielectric fluid), MM will be able to produce enhanced hashrates (which is how miners make money) with reduced cooling costs, resulting in greater profitability through our mining equipment.



Bitcoin Miners

What they do

- ✓ Verify Transactions (Nodes)
- ✓ Combine Transactions
- ✓ Solve/Validate New Blocks
- ✓ Blockchain Additions
- ✓ Maintain Network
- ✓ Secure Network



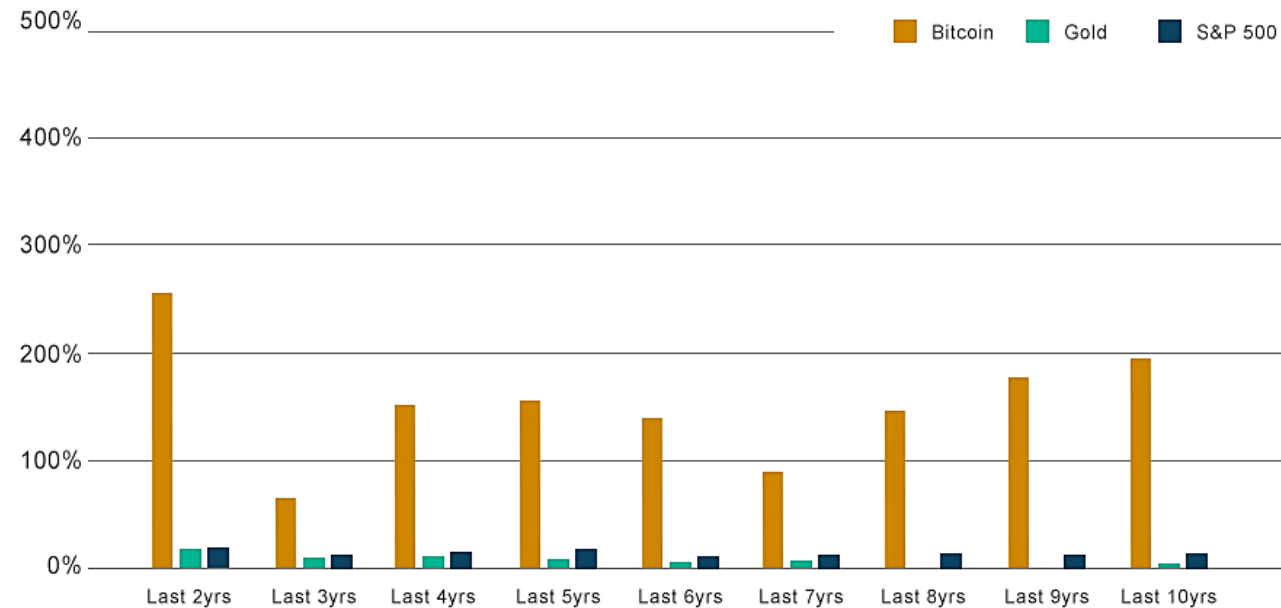
What they get

- ✓ Block Rewards (6.25 BTC/block)
- ✓ Transaction Fees
- ✓ Frequent Payouts (Pools)
- ✓ Inflation Protection
- ✓ Alternative Asset Class
- ✓ Return on Investment

10 Year Compounded Annual Growth Rate (CAGR)

CAGR Various Periods: Bitcoin vs. Gold vs. S&P 500

Bitcoin's CAGR, over any multi-year period to today, has dwarfed other asset classes



CASEBITCOIN

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Mar 1, 2021, 03:53pm EST | 2,521 views

MicroStrategy's Bitcoin Buying Spree Reaches \$4.45 Billion

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Feb 18, 2021

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PUBLISHED THU, FEB 11 2021-8:49 AM EST | UPDATED THU, FEB 11 2021-1:37 PM EST

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PUBLISHED TUE, FEB 23 2021-4:25 PM EST | UPDATED TUE, FEB 23 2021-6:42 PM EST

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By [Chris Isidore](#), CNN Business

Updated 11:30 AM ET, Thu February 11, 2021

PayPal allows Bitcoin and crypto spending

© 21 October 2020

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Omkar Godbole
Tue, March 2, 2021, 5:20 AM · 3 min read

QuickTake

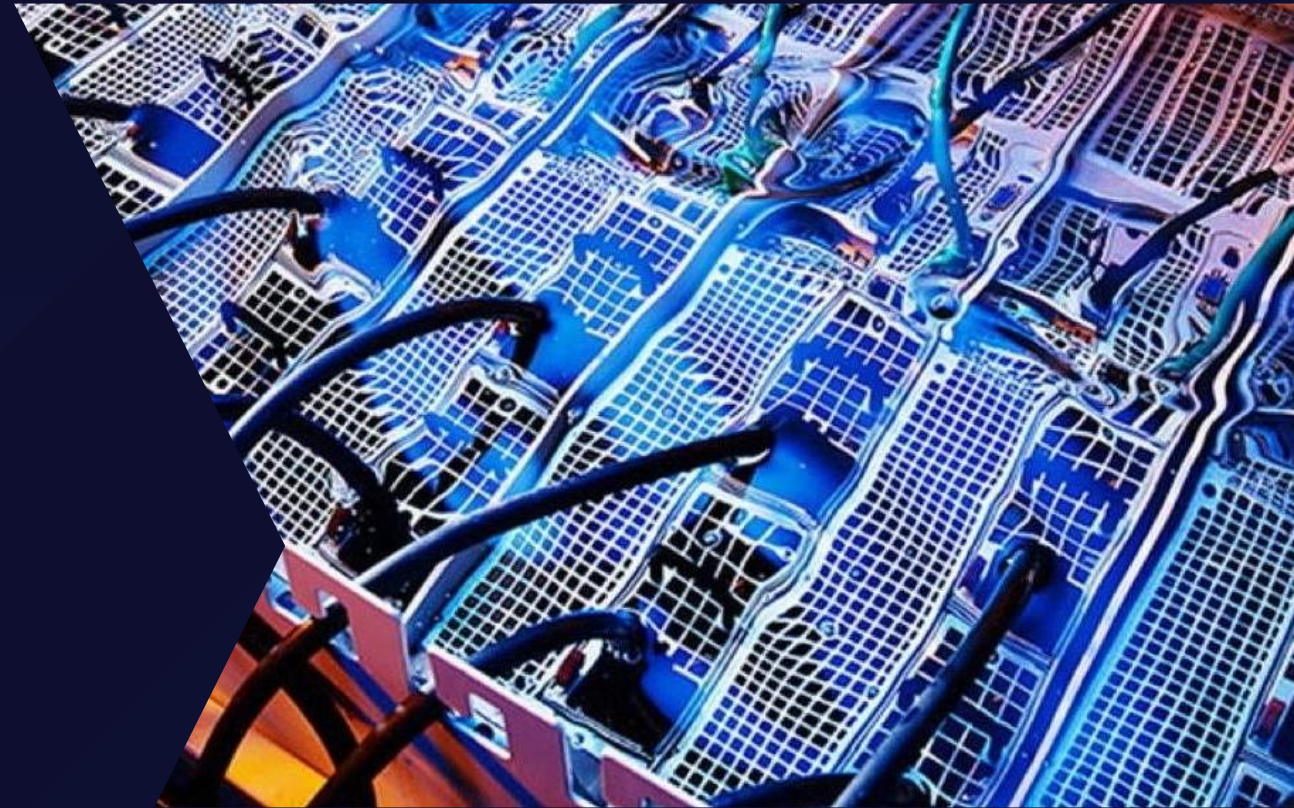
Why a U.S. Bitcoin ETF Could Be a Real Thing in 2021

By [Claire Ballentine](#) and [Katherine Greifeld](#)

February 10, 2021, 6:06 AM EST Updated on February 18, 2021, 2:06 PM EST

Why Immersion Cooled Bitcoin Mining?

- 1** Mining profitability is based on a simple formula: (block rewards earned x BTC price) - (electricity costs + operating expenses).
- 2** Block rewards are generally based on TH/s and the cost of earning block rewards is dependent upon mining difficulty.
- 3** By utilizing immersion cooled mining, we can increase TH/s while simultaneously reducing the cost of electricity.
- 4** Immersion cooled mining is cutting-edge and only being used by a handful of mining operations in the world today.
- 5** Immersion cooled mining will remain profitable significantly longer than other mining operations.



How The Investment Works

Subscriptions

Investors subscribe for shares in Modern Mining. There will be multiple rounds of subscriptions at increasing share prices.

01

Acquisition and Setup

Modern Mining devotes the subscription proceeds to the acquisition of mining equipment necessary for operations (immersion tanks, electrical, ASIC miners, etc.)

02

Operations Phase

Mining operations will commence within 120 days of the close of any subscription round, thereby increasing profitability. As profitability goes up, future subscription rounds will be at progressively higher prices.

03

Liquidity Event

Modern Mining expects to be involved in a liquidity event (IPO, merger, or takeout) within 3-5 years of launch. This expectation is based on Bitcoin halving cycles.

04

Investment Details

Profitability Analysis & Public Company Valuations								
Tranche	Capital Amount	Share Price	Cumulative TH/s (Purchased + Reinvestment)	Revenue	Expenses	EBITDA	Comparable Public Valuation	Comparable Public Share Price*
1	\$3,000,000	\$0.50	41,716	\$4,240,376	\$937,972	\$3,302,404	\$20,857,916	\$2.67
2	\$2,500,000	\$1.00	89,374	\$9,084,816	\$2,009,563	\$7,075,253	\$44,687,156	\$4.04
3	\$3,000,000	\$2.00	146,777	\$14,919,766	\$3,300,254	\$11,619,512	\$73,388,597	\$5.65
4	\$4,000,000	\$4.00	235,571	\$23,945,527	\$5,296,754	\$18,648,773	\$117,785,267	\$8.24
Total	\$12,500,000	-	235,571	\$23,945,527	\$5,296,754	\$18,648,773	\$117,785,267	\$8.24

*Based on publicly listed mining companies on the TSX. \$500/TH/s utilized.

Last Updated: July 15, 2021

Valuation Comparables

Enterprise Value (\$/CAD) per TH/s*

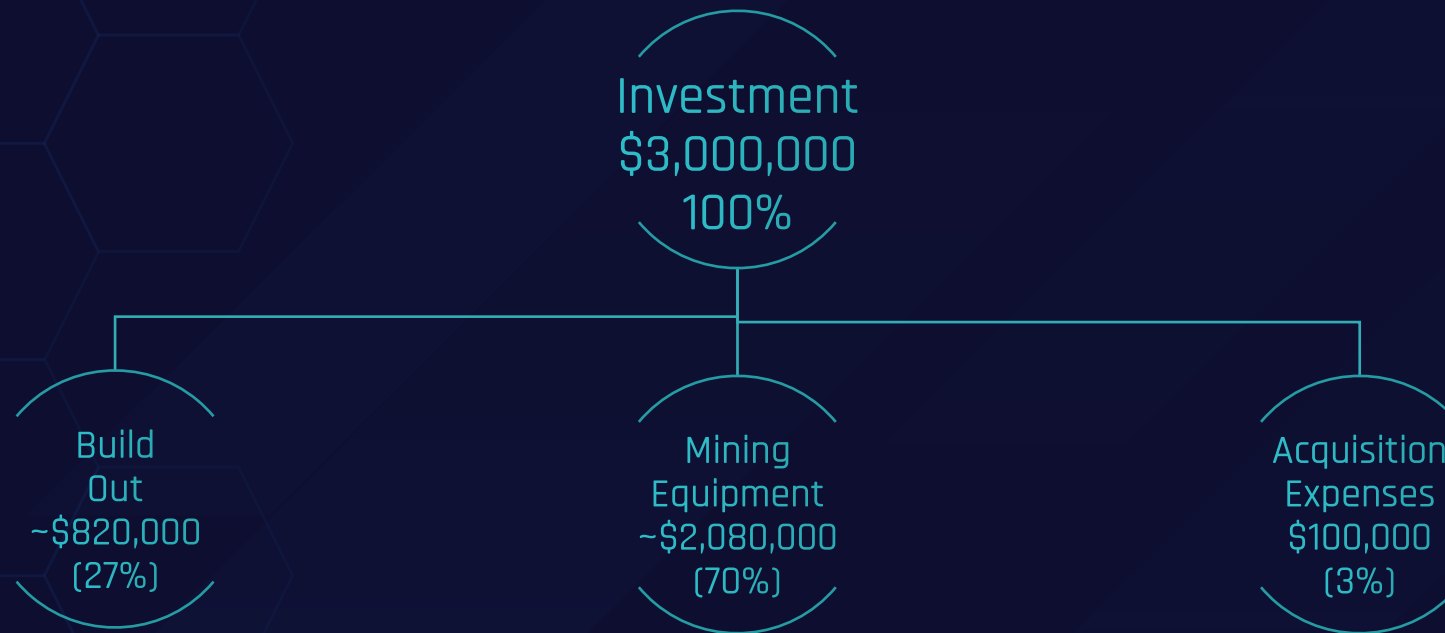


*Based on publicly disclosed hashrate as of June 29, 2021.

*Enterprise value is market cap + debt less cash and cryptocurrency holdings. Debt, cash, and cryptocurrency holdings are as of March 31, 2021 for all companies. Market capitalization is as of June 29, 2021.

Last Updated: July 15, 2021

Use of Investor Funds



*Expenses include shipping costs, initial setup costs, insurance premiums, transactions/conversion fees, and referral fees; where such expenses do not reach ~3% of investor funds, excess funds will be utilized to purchase additional miners.

*Initial build out will include exterior electrical, including transformers to a 2MW capacity; as well as immersion tanks, internal electrical, dry coolers, pumps, dielectric fluid, SMART monitors, and miners for 1MW capacity.

Last Updated: July 15, 2021

Investment Summary

- Subscription proceeds from Tranche 1 will be used to **retrofit the Modern Mining facility** into an immersion cooling facility and to **acquire the initial ASIC miners** necessary to start producing profits.
- Expected **annual profits** on the Tranche 1 investment (aggregate proceeds of \$3M) will be **in excess of \$2.4MM** (excluding reinvestment).
- Business operations are expected to **commence within 90-120 days** from the close of the Tranche 1 subscription round and will start yielding **profitable returns immediately**.

Investment Summary (Continued)

- Proceeds from future tranches will be used **exclusively for the acquisition of mining equipment and immersion setup.**
- Future subscribers will be investing into a **profitable mining business** and **subscription prices will be adjusted appropriately.**
- Each additional **\$1M of investment** should yield in excess of **~\$830k** per year of profits.

Last Updated: July 15, 2021

Our Advantages

MINER TECHNOLOGY

Only the latest, most efficient, highly-reliable miners are used in our highly-efficient immersion cooling operation.

LOW FIXED ELECTRICITY PRICES

We have negotiated dependable low-cost fixed electricity pricing with the City of Medicine Hat.

PROCUREMENT CONTACTS

Miner procurement is always a key risk. We have a network of reliable contacts to ensure the safe and timely delivery of miners.



STATE-OF-THE-ART FACILITIES

Our customized facility will use state-of-the-art immersion cooling technology, have 24/7 monitoring and security, and will allow for enhanced hashrate with reduced overhead.

EXPERIENCE

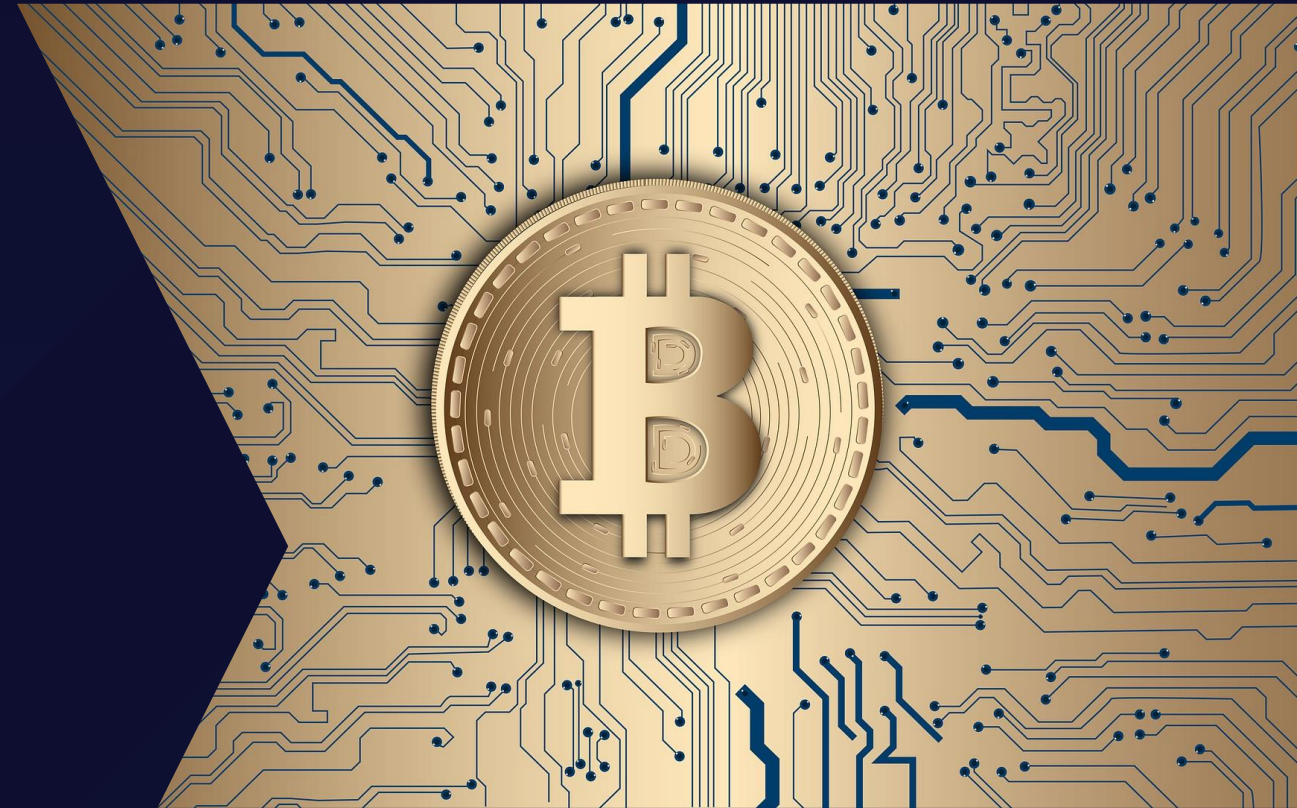
We have several years of successful cryptocurrency mining, investing, and management experience.

ACCOUNTABILITY

Transparency and accountability are critical to our success – quarterly reports will be consistently and accurately provided to investors.

Investment Risks

- The price of Bitcoin routinely hits all-time highs and is interspersed with sharp pullbacks. While we are bullish on Bitcoin, ultimately the market sets the price. If the price of Bitcoin pulls back significantly or does not increase at or above the rate of difficulty increases, profits will be reduced or even nil.
- Miner prices change daily due to Bitcoin price fluctuations. While the price and potential valuations utilize up-to-date values, the expected amounts of TH/s acquired and subsequent valuations may fluctuate.
- Other risks, such as regulatory, network security, wallet security, miner failure or obsolescence, and more, are also inherent in cryptocurrency investments.



Key Takeaways

1

Invest in a business with an extremely high probability of producing profit within months of the date of your investment.

2

Investment proceeds will be used to build a world-class immersion cooling mining facility in Medicine Hat, Alberta.

3

Valuation of the business will be significantly higher than the subscription proceeds taken in.

4

Cryptocurrencies and mining have associated risks; should you require advice, we recommend that you consult with independent advisors.



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