

WESTMINSTER RESOURCES LTD.

(An Exploration Stage Company)

CONDENSED INTERIM CONSOLIDATED FINANCIAL STATEMENTS

For the Three Months Ended August 31, 2019

(Unaudited - expressed in Canadian Dollars)

NOTICE OF NO AUDITOR REVIEW OF INTERIM FINANCIAL STATEMENTS

In accordance with National Instrument 51-102, Part 4, subsection 4.3 (3) (a), if an auditor has not performed a review of these condensed consolidated interim financial statements, they must be accompanied by a notice indicating that the condensed consolidated interim financial statements have not been reviewed by an auditor.

The accompanying unaudited condensed interim financial statements of the Company have been prepared by and are the responsibility of the Company's management.

The Company's independent auditor has not performed a review of these condensed consolidated interim financial statements in accordance with the standards established by the Chartered Professional Accountants of Canada for a review of interim financial statements by an entity's auditor.

WESTMINSTER RESOURCES LTD. *(An Exploration Stage Company)***Condensed Interim Consolidated Statements of Financial Position**

(Expressed in Canadian Dollars – Unaudited)

	August 31, 2019		May 31, 2019	
Assets				
Current				
Cash	\$	17,195	\$	9,719
Accounts receivable (Note 6)		155,513		153,901
Prepaid expenses		-		750
		<u>172,708</u>		<u>164,370</u>
Non-Current				
Deposits		28,843		28,843
Capital assets (Note 7)		248,829		16,672
Exploration and evaluation assets (Note 4)		3,186,339		3,159,833
	\$	<u>3,636,719</u>	\$	<u>3,369,718</u>
Liabilities and shareholders' equity				
Current liabilities				
Accounts payable (Note 6)	\$	493,279	\$	442,988
Accrued liabilities (Note 6)		850,619		603,013
Short-term borrowing (Note 9)		59,866		-
		<u>1,403,764</u>		<u>1,046,001</u>
Long term lease (Note 8)		73,251		-
		<u>1,477,015</u>		<u>1,046,001</u>
Shareholders' equity				
Share Capital (Note 5)		22,506,606		22,506,606
Reserves (Note 5)		2,289,468		2,289,468
Deficit		<u>(22,636,370)</u>		<u>(22,472,357)</u>
		<u>2,159,704</u>		<u>2,323,717</u>
	\$	<u>3,636,719</u>	\$	<u>3,369,718</u>

Going Concern – Note 1

Approved on behalf of the Board of Directors:

Signed "Daniel Maarsman", DirectorSigned "Jason Cubitt", Director

The accompanying notes are an integral part of the condensed interim consolidated financial statements.

WESTMINSTER RESOURCES LTD. *(An Exploration Stage Company)*
Condensed Interim Consolidated Statements of Loss and Comprehensive Loss
(Expressed in Canadian Dollars – Unaudited)

	Three Months Ended	
	August 31,	
	2019	2018
Expenses		
Consulting fees	\$ 98,248	\$ 161,748
Management fees	30,000	30,000
Office	8,778	17,826
Rent	-	41,719
Accounting, audit and legal	1,600	9,016
Regulatory and filing fees	8,944	2,787
Travel and entertainment	-	15,605
Bank charges and interest	79	532
Conferences and investor relations	-	927
Amortization	35,781	1,140
Operating loss	(183,430)	(281,300)
Other income (expenses)		
Foreign exchange loss	(15,915)	(8,129)
Sublease office rent income	40,993	30,115
Accretion of office lease liability	(5,661)	-
Interest income	-	202
Total loss and comprehensive loss	\$ (164,013)	\$ (259,112)
Loss per common share, basic and diluted	\$ (0.02)	\$ (0.05)
Weighted average number of common shares outstanding	9,454,099	5,064,099

The accompanying notes are an integral part of the condensed interim consolidated financial statements.

WESTMINSTER RESOURCES LTD. *(An Exploration Stage Company)*
Condensed Interim Consolidated Statements of Changes in Shareholders' Equity
(Expressed in Canadian Dollars – Unaudited)

	Share Capital		Reserves	Deficit	Total shareholder's equity
	Number	Amount			
Balance - May 31, 2018	5,064,099	\$ 19,843,106	\$ 2,289,468	\$ (19,732,716)	\$ 2,399,858
Net loss and comprehensive loss for the period	-	-	-	(259,112)	(259,112)
Balance - August 31, 2018	5,064,099	\$ 19,843,106	2,289,468	\$ (19,991,828)	\$ 2,140,746
Balance - May 31, 2019	9,454,099	\$ 22,506,606	\$ 2,289,468	\$ (22,472,357)	\$ 2,323,717
Net loss and comprehensive loss for the period	-	-	-	(164,013)	(164,013)
Balance - August 31, 2019	9,454,099	\$ 22,506,606	2,289,468	\$ (22,636,370)	\$ 2,159,704

The accompanying notes are an integral part of the condensed interim consolidated financial statements

WESTMINSTER RESOURCES LTD. *(An Exploration Stage Company)***Condensed Interim Consolidated Statement of Cash Flows**

(Expressed in Canadian Dollars – Unaudited)

	For the Three Months Ended	
	August 31 2019	August 31 2018
Cash flows from operating activities		
Loss for the period	\$ (164,013)	\$ (259,112)
Items not affecting cash:		
Amortization	35,781	1,140
Accretion of office lease liability	5,661	-
Changes in non-cash working capital items:		
Decrease in receivables	(1,612)	(15,269)
Decrease/(Increase) in prepaid expenses and deposits	750	(8,354)
Increase in accounts payable/accrued liabilities/short-term borrowings	198,957	72,200
Net cash provided by operating activities	75,524	(209,395)
Cash flows from investing activities		
Lease payments	(41,542)	-
Exploration and evaluation assets	(26,506)	(190,403)
Net cash provided by investing activities	(68,048)	(190,403)
Cash flows from financing activities	-	-
Net cash provided by financing activities	-	-
Net change in cash for the period	7,476	(399,798)
Cash - beginning of the period	9,719	486,879
Cash - end of the period	\$ 17,195	\$ 87,081

The accompanying notes are an integral part of the condensed interim consolidated financial statements

WESTMINSTER RESOURCES LTD. *(An Exploration Stage Company)*

Notes to the Condensed Interim Consolidated Financial Statements

For the three months ended August 31, 2019

(Expressed in Canadian Dollars – Unaudited)

1. Nature of Operations and Going Concern

Westminster Resources Ltd. (*an Exploration Stage Company*) was incorporated under the *Business Corporations Act* of British Columbia, Canada on December 1, 2005 and maintains its corporate head office at Suite 1100 - 595 Howe Street, Vancouver, British Columbia, V6C 2T5. The Company's common shares are listed on the TSX Venture Exchange (TSX.V: WMR) in Canada. Westminster Resources Ltd. and its subsidiaries (collectively referred to as the "Company" or "Westminster") are principally engaged in the acquisition, exploration, and development of mineral properties as described herein.

These condensed interim consolidated financial statements have been prepared on a going concern basis, which presumes the realization of assets and discharge of liabilities in the normal course of business for the foreseeable future. However, there are factors that management has identified that may cast significant doubt on the entities ability to continue as a going concern.

For the three months ended August 31, 2019, the Company reported a net loss of \$164,013 (2018 – \$259,112) and an accumulated deficit of \$22,636,370 (May 31, 2019 - \$22,472,357). As at August 31, 2019, the Company had negative working capital of \$1,231,056 (May 31, 2019 – \$881,631). The Company has no source of operating cash flow and relies on issuances of equity to finance operations, including exploration of its exploration and evaluation ("E&E") assets.

The ability of the Company to continue as a going concern and meet its commitments as they become due, including completion of the acquisition, exploration and development of its E&E assets, is dependent on the Company's ability to obtain the necessary financing. Management is planning to raise additional capital to finance operations and expected growth, if necessary, or alternatively to dispose of its interests in certain properties. The outcome of these matters cannot be predicted at this time. If the Company is unable to obtain additional financing, the Company may be unable to continue as a going concern.

The business of mining exploration involves a high degree of risk and there is no assurance that current exploration projects will result in future profitable mining operations. The Company has significant cash requirements to meet its administrative overhead, pay its liabilities and maintain its E&E assets. The recoverability of amounts shown for E&E assets is dependent on several factors. These include the discovery of economically recoverable reserves, the ability of the Company to obtain the necessary financing to complete the development of these properties and future profitable production or proceeds from disposition of E&E assets.

These condensed consolidated interim financial statements have been prepared in accordance with International Financial Reporting Standards ("IFRS") applicable to a going concern. Accordingly, they do not give effect to adjustments that may be necessary should the Company be unable to continue as a going concern, and therefore, be required to realize its assets and liquidate its liabilities and commitments in other than the normal course of business.

2. Basis of Presentation and Statement of Compliance

These unaudited condensed interim consolidated financial statements have been prepared in accordance with IFRS applicable to the preparation of interim financial statements, including International Accounting Standards 34, *Interim Financial Reporting*, as issued by the International Accounting Standards Board ("IASB"). The accounting policies applied in the preparation of these unaudited condensed interim consolidated financial statements are consistent with those applied and disclosed in the Company's audited consolidated financial statements for the year ended May 31, 2019, except as noted below. These unaudited condensed interim financial statements should be read in conjunction with the Company's audited consolidated financial statements for the year ended May 31, 2019, which have been prepared in accordance with IFRS as issued by the IASB.

WESTMINSTER RESOURCES LTD. (An Exploration Stage Company)

Notes to the Condensed Interim Consolidated Financial Statements

For the three months ended August 31, 2019

(Expressed in Canadian Dollars – Unaudited)

2. Statement of Compliance and Basis of Presentation - continued

These condensed interim consolidated financial statements were authorized for issue by the Company's Board of Directors on October 30, 2019.

The preparation of financial statements requires the use of certain critical accounting estimates. It also requires management to exercise judgement in applying the Company's accounting policies. The significant accounting judgements, estimates and assumptions in the preparation of these condensed interim consolidated financial statements are consistent with those applied and disclosed in Note 2 of the Company's audited financial statements as at and for the year ended May 31, 2019.

These unaudited condensed interim consolidated financial statements include the accounts of the Company and its wholly-owned integrated subsidiaries, Minera Westminster, S.A. de C.V. ("Minera Westminster") and Servicios Westminster, S.A. de C.V. ("Servicios Westminster") and Westminster Peru SAC. All significant inter-company balances and transactions have been eliminated upon consolidation.

3. New Standards and Interpretations

IFRS 16 Leases

IFRS 16 Leases establishes a comprehensive framework for recognition, measurement and classification of leases and requires lessees to recognize assets and liabilities for most leases. It has replaced IAS 17 Leases. The Company has adopted IFRS 16 retrospectively from June 1, 2019 and has not stated comparatives for prior periods, as permitted under the transitional provisions in the standard. The reclassifications and adjustments arising from the new leasing rules are recognized on the opening statement of financial position on June 1, 2019. The Company recognized an office lease on that date as a \$267,938 right-of-use asset and a corresponding liability of the same amount.

On adoption of IFRS 16, the Company recognized a lease liability for a lease that had previously been classified as an operating lease under IAS 17. The liability was measured at the present value of the remaining lease payments, discounted using the Company's incremental borrowing rate. The associated right-of-use assets were measured at an amount equal to the lease liability. The lease asset recognized is presented in Note 7 and the corresponding liability is presented in Note 8.

The following is the accounting policy that has been amended as a result of adoption of IFRS 16:

Leases

Upon lease commencement, the Company recognizes a right-of-use asset, which is initially measured at the amount of the lease liability plus any direct costs incurred, which is then amortized over the life of the lease on a straight-line basis. The lease liability is initially measured at the present value of the lease payments payable over the lease term. Payments against the lease are then offset against the lease liability. The lease liability and right-of-use asset are subsequently remeasured to reflect changes to the terms of the lease. Assets and liabilities are recognized for all leases unless the lease term is twelve months or less or the underlying asset has a low value.

WESTMINSTER RESOURCES LTD. (An Exploration Stage Company)**Notes to the Condensed Interim Consolidated Financial Statements**

For the three months ended August 31, 2019

(Expressed in Canadian Dollars – Unaudited)

4. Exploration and Evaluation Assets

The Company's interests in exploration and evaluation assets are located in Sonora, Mexico, Peru and Saskatchewan, Canada. The following table outlines the expenditures for the year ended May 31, 2019 and the ending balance as at August 31, 2019:

	Balance as at		Balance as at		Balance as at
	May 31, 2018	Additions	May 31, 2019	Additions	August 31, 2019
El Cobre Project, Sonora, Mexico:					
Acquisition costs	151,731	-	151,731	-	151,731
Exploration expenditures					
Property maintenance	396,562	24,273	420,835	-	420,835
Assays and reports	109,514	-	109,514	-	109,514
Consulting and engineering	339,644	15,000	354,644	-	354,644
Drilling	329,642	-	329,642	-	329,642
Field expenses	672,809	-	672,809	-	672,809
Geology and geophysics	349,729	-	349,729	-	349,729
Travel	82,946	-	82,946	-	82,946
Write-down	-	794,070	(2,471,850)	-	(2,471,850)
	1,638,507	(1,638,507)	-	-	-
MER Project, NW Territories:					
Acquisition costs	60,000	-	60,000	-	60,000
Exploration expenditures					
Assays and reports	4,314	-	4,314	-	4,314
Write-down	-	64,314	(64,314)	-	(64,314)
	-	-	-	-	-
Ilo Norte/Ilo Este Project, Peru:					
Acquisition costs	219,525	2,872,779	3,092,304	26,506	3,118,810
Exploration expenditures					
Consulting and engineering	19,470	62,160	81,630	-	81,630
Write-down	-	(84,101)	(84,101)	-	(84,101)
	238,995	2,850,838	3,089,833	26,506	3,116,339
La Ronge, Saskatchewan:					
Acquisition costs	-	70,000	70,000	-	70,000
	-	70,000	70,000	-	70,000
	\$ 1,877,502	\$ 1,282,331	\$ 3,159,833	\$ 26,506	\$ 3,186,339

WESTMINSTER RESOURCES LTD. *(An Exploration Stage Company)*

Notes to the Condensed Interim Consolidated Financial Statements

For the three months ended August 31, 2019

(Expressed in Canadian Dollars – Unaudited)

4. Exploration and Evaluation Assets - *continued*

El Cobre Project, Mexico

The Company has assembled the El Cobre Project, which is located near Obregon in Sonora State, Mexico.

During the year ended May 31, 2019, the Company did not complete annual work assessments and therefore decided to write off all the carrying value of the claims of \$1,677,780.

During the year ended May 31, 2018, the Company did not renew certain claims and recorded a write down of \$794,070.

Mer Lithium Project, NWT

In July 2016 the Company acquired lithium claims in the Yellowknife Pegmatite Belt, located east of Yellowknife in the Northwest Territories of Canada. The purchase price was 10,000 shares of the Company (issued with a fair value of \$35,000) and \$25,000 cash (paid). During the year ended May 31, 2018, management decided to fully write down the Project as it is not planning to further exploration.

Ilo Norte and Ilo Este, Peru

The Company signed an agreement dated February 6, 2018 with Latin Resources Limited (“Latin”) to acquire a 100% interest in a portfolio of concessions in southern Peru. This transaction closed in July 2018.

The consideration is as follows:

Upon signing of the sale agreement, the Company will issue to Latin a total of 3.8 million common shares of the Company (issued with a fair value of \$2,470,000), which will be placed in voluntary escrow and held until the concessions have been transferred to the Company or its subsidiary, but shall be released from escrow as follows:

- 200,000 shares will be released 6 months from the date of the sale agreement;
- 600,000 shares will be released 12 months from the date of the sale agreement; and
- 3,000,000 shares will be released 18 months from the date of the sale agreement.

Further consideration is as follows:

- A lump sum cash payment of US\$150,000 (\$189,525 - paid) on the signing of the sale agreement; and
- A final payment of US\$100,000 (\$135,263 included in accrued liabilities) on the 12-month anniversary of the signing of the sale agreement.

The shares were issued on November 15, 2018.

In connection with the agreement, 190,000 shares with a fair value of \$123,500 were issued as finders fees on January 7, 2019 with a market value of \$123,500.

In September 2019, Latin extended the due date of the final payment of US\$100,000 to June 30, 2020.

During the year ended May 31, 2019, the Company did not renew certain claims and recorded a write down of \$84,801.

WESTMINSTER RESOURCES LTD. *(An Exploration Stage Company)*

Notes to the Condensed Interim Consolidated Financial Statements

For the three months ended August 31, 2019

(Expressed in Canadian Dollars – Unaudited)

4. Exploration and Evaluation Assets - continued

On August 16, 2018, the Company entered into a Farm-In Agreement with AusQuest Limited (“AusQuest”) pursuant to which AusQuest will complete 13,000 metres of drilling over 7.5 years to earn a 65% interest in 6 of the Peruvian copper claims acquired by the Company. AusQuest has the option to earn 75% by also completing a Pre-Feasibility Study covering these 6 claims. Terms of the agreement are as follows:

- 18-month Phase 1 program to identify drill targets;
- 3-year Phase 2 program of a minimum 3,000 metres of drilling to earn an initial 35% interest;
- 3-year Phase 3 program of a further 10,000 metres of drilling or US\$2.5 million of additional expenditures to achieve 65% interest; and
- Phase 4 PFS program to complete a Pre-Feasibility Study to achieve a 75% interest.

Once AusQuest has earned a 75% interest, it can offer to buy out the Company’s remaining 25% interest (with a 2% NSR royalty) for fair market value.

La Ronge, Saskatchewan

On August 7, 2018, the Company entered into a Letter of Intent to acquire 2 claims in the La Ronge district of Saskatchewan. Terms of the acquisition include incurring exploration expenditures totaling \$400,000 over 3 years and issuing 800,000 shares in two equal tranches to earn an 80% interest in the property. The first 400,000 shares were issued on December 11, 2018 with a fair value of \$70,000.

5. Share Capital and Reserves

a) Authorized

The Company is authorized to issue an unlimited number of common shares without par value.

On August 29, 2019, the Company completed a 5 for 1 share consolidation. The Company’s outstanding options and warrants were adjusted on the same basis (1 for 5) as the common shares, with proportionate adjustments being made to the exercise prices. All share, option and warrant information have been retrospectively adjusted to reflect the share consolidation.

b) Private Placements and Share Issuances

On June 16, 2017, the Company closed a private placement for 2,404,000 units at \$0.60 per unit for gross proceeds of \$1,425,400. Each unit is comprised of one common share and one common share purchase warrant exercisable at \$0.80 for five years. This placement was closed in two tranches, the first on May 25, 2017 in the amount of 1,630,000 units for \$978,000 and the balance of 774,000 units for \$447,400 on June 16, 2017.

On August 11, 2017, the Company closed a private placement for the issuance of 1,499,000 units at \$1.00 per unit for a total of \$1,499,000 gross proceeds. Each unit is comprised of one common share at \$1.00 and one-half common share purchase warrant. Each full share purchase warrant will allow the holder to purchase one additional common share at \$1.75 for one year. The Company incurred a total of \$46,965 in finder’s fees and regulatory charges in connection with this private placement. In addition, the Company issued a total of 52,500 share purchase broker warrants in connection with this private placement. The broker warrants had a fair value of \$57,201, which was allocated to warrants reserve. The fair value of the broker warrants was determined using the Black-Scholes pricing model with a risk-free rate of 1.20%,

WESTMINSTER RESOURCES LTD. *(An Exploration Stage Company)*

Notes to the Condensed Interim Consolidated Financial Statements

For the three months ended August 31, 2019

(Expressed in Canadian Dollars – Unaudited)

5. Share Capital and Reserve (continued)

volatility factor of 168%, and an expected life of one year.

On November 15, 2017 the Company issued 70,000 units as part of a non-brokered private placement for gross proceeds of \$80,500. Each unit was priced at \$1.15 and consisted of one common share and one-half warrant, with each whole warrant exercisable at \$1.75 for a term of 12 months.

On November 15, 2018, the Company issued 3,800,000 common shares with a fair value of \$2,470,000 pursuant to the acquisition of the Ilo Norte and Ilo Este properties and on January 7, 2019 the Company issued 190,000 common shares with a fair value of \$123,500 which were issuable as finders' fees pursuant to the acquisition.

On December 11, 2018, the Company issued 400,000 common shares pursuant to the La Ronge acquisition with a fair market value of \$70,000.

During the three months ended August 31, 2019, there have not been any share capital transactions other than the 5 for 1 share consolidation.

c) Stock Options

The Company has a stock option plan (the "Plan") in place that allows for the reservation of common shares issuable under the Plan to a maximum of 10% of the number of issued and outstanding common shares of the Company at any given time. The exercise price of any stock option granted under the plan may not be less than the closing price of the Company's shares on the last business day immediately preceding the date of grant.

During the three months ended August 31, 2019, the Company did not grant any stock options, and 270,000 stock options expired.

A summary of the status of the Company's stock options as at August 31, 2019 is presented below:

Exercise Price	Balance at June 1, 2019	Expired	Balance at August 31, 2019	Expiry Date	Remaining contractual life in years	Number of options vested
\$ 1.55	270,000	(270,000)	-	August 10, 2019	-	-
Totals:	270,000	- 270,000	-		-	-
	\$ 1.55	\$ 1.55	\$ -	Weighted average exercise prices	\$	-

The total share-based compensation expense recorded during the three months ended August 31, 2019 was \$Nil (August 31, 2018 - \$Nil).

d) Share Purchase Warrants

During the three months ended August 31, 2019, the Company did not issue any share purchase warrants, and 802,000 share purchase warrants expired.

WESTMINSTER RESOURCES LTD. *(An Exploration Stage Company)*

Notes to the Condensed Interim Consolidated Financial Statements

For the three months ended August 31, 2019

(Expressed in Canadian Dollars – Unaudited)

5. Share Capital and Reserve (continued)

Exercise Price	Balance at June 1, 2019	Expired	Balance at August 31, 2019	Expiry Date	Remaining contractual life in years
\$ 0.80	1,630,000		1,630,000	May 24, 2022	2.73
\$ 0.80	774,000		774,000	June 15, 2022	2.79
\$ 1.75	802,000	(802,000)	-	August 11, 2019	-
	3,206,000	(802,000)	2,404,000		2.75
	\$ 1.04	\$ 1.75	\$ 0.80	Weighted average exercise prices	

As at August 31, 2019, all of the above warrants were exercisable.

6. Related Party transactions

Key management personnel are persons responsible for planning, directing and controlling the activities of the entity, and include all directors and officers. Key management compensation during the three months ended August 31, 2019 and 2018 were as follows:

	Three months ended August 31, 2019	Three months ended August 31, 2018
Short-term benefits	\$ 61,500	\$ 70,664

Included in short term benefits are the following:

- (i) \$30,000 (2018 - \$30,000) in management fees paid or accrued to a company controlled by Jason Cubitt, a director of the Company.
- (ii) \$16,500 (2018 - \$11,000) in consulting fees paid or accrued to a company controlled by Alain Voisin, the Company's Chief Financial Officer.
- (iii) \$Nil (2018 - \$29,664) in consulting fees recorded under E&E paid to Kerry Griffin, the former Vice President, Exploration.
- (iv) \$15,000 (2018-\$Nil) in director fees accrued to Christopher Gale, a director of the Company.

Included in accounts receivable is \$148,955 (May 31, 2019 - \$148,955) receivable from Jaxon Mining Inc., a Company which has a shared Chief Financial Officer and formerly had shared directors, for shared office space and administrative expenses. During the three months ended August 31, 2019, the Company received \$Nil (2018 - \$Nil) from Jaxon Mining Inc. for shared office and administrative expenses.

Included in accounts payable and accrued liabilities is \$284,750 (May 31, 2019- \$222,800) in key management compensation payable to directors and officers.

WESTMINSTER RESOURCES LTD. (An Exploration Stage Company)**Notes to the Condensed Interim Consolidated Financial Statements**

For the three months ended August 31, 2019

(Expressed in Canadian Dollars – Unaudited)

7. Capital Assets

	Office furniture and equipment	Field equipment	Computer equipment	Office lease	Total
	- \$ -	- \$ -	- \$ -	- \$ -	- \$ -
Cost:					
Balance, May 31, 2019	94,962	74,353	26,428	-	195,743
Additions	-	-	-	267,938	267,938
Balance, August 31, 2019	94,962	74,353	26,428	267,938	463,681
Accumulated amortization:					
Balance, May 31, 2019	92,613	61,627	24,831	-	179,071
Charge for the period	176	477	180	34,948	35,781
Balance, August 31, 2019	92,789	62,104	25,011	34,948	214,852
Net book value:					
Balance, May 31, 2019	2,349	12,726	1,597	-	16,672
Balance, August 31, 2019	2,173	12,249	1,417	232,990	270,024

8. Office Lease Liability

On June 1, 2019, the Company recognized a lease liability on its office lease, resulting from the adoption of the new accounting standard IFRS 16 (Note 3).

Balance at May 31, 2019	\$	-
Office Lease Liability recognized on adoption of IFRS 16		267,938
Office Lease payments		(41,542)
Accretion		5,661
Balance at August 31, 2019	\$	232,057
Current lease liability (included in accrued liabilities)		73,251
Long-term lease liability		158,806
Total office lease liability at August 31, 2019	\$	232,057

9. Short-term borrowing

The Company has entered into arrangements with three lenders to provide funds on a short-term basis.

The arrangement with the first arm's length lender is for up to \$16,000, repayable on demand (not prior to October 15, 2019), with an annual interest rate of 5%. As at August 31, 2019, a total of \$10,950 had been advanced and subsequent to the period, and additional \$5,000 was advanced.

The arrangement with the second arm's length lender is for an amount of \$26,506, repayable on demand (not prior to October 15, 2019) with no provision for interest and preferred creditor status. As at August 31, 2019, the amount of \$26,506 was outstanding.

The arrangement with the third lender is with Ore Capital Partners Ltd., a shareholder of the Company with a common director, for an amount of \$22,410, repayable on demand with no provision for interest. As at August 31, 2019, the amount of \$22,410 was outstanding.

As at August 31, 2019, a combined total of \$59,866 in short-term borrowing was outstanding.

WESTMINSTER RESOURCES LTD. *(An Exploration Stage Company)*

Notes to the Condensed Interim Consolidated Financial Statements

For the three months ended August 31, 2019
(Expressed in Canadian Dollars – Unaudited)

10. Subsequent events

- On September 12, 2019 as amended October 21, 2019, an arrangement was entered into with a fourth arm's length lender to provide funds on a short-term basis of up to \$35,000, repayable on demand (not prior to December 31, 2019), with an annual interest rate of 10%, and preferred creditor status. As at the date of this filing, an amount of \$34,000 was advanced and remains outstanding.
- On September 17, 2019, an additional \$5,000 in loans was advanced from the 1st lender (Note 9).