

NEWS RELEASE

TSX: FRU.UN

Freehold Royalty Trust Announces Cash Distribution for February 15, 2005

CALGARY, Alberta, January 18, 2005 /CCN/ - Freehold Royalty Trust ("Freehold") (TSX: FRU.UN) announces that the regular monthly cash distribution in the amount of Cdn \$0.12 (twelve cents) per Trust Unit will be paid on February 15, 2005 to Unitholders of record on January 31, 2005 (ex-distribution date January 27, 2005). Including the February 15, 2005 payment, the twelve-month trailing cash distributions total Cdn \$1.75 per Trust Unit.

Freehold paid a total of Cdn \$1.71 to Unitholders during the 2004 taxation year. Freehold's 2004 income tax information for Unitholders will be available in mid February.

Freehold Royalty Trust is a Calgary-based oil and gas royalty trust that provides monthly cash distributions to Unitholders. Monthly distributions are supplemented by quarterly top-ups when excess funds are available. More than 85% of distributions to Unitholders comes from mineral title and gross overriding royalties, the majority of which Freehold owns in perpetuity. Freehold currently has an interest in over 16,000 wells in western Canada. The Trust Units trade on the Toronto Stock Exchange in Canada under the symbol FRU.UN.

Forward-Looking Statements – Certain information set forth in this document, including management's assessment of Freehold's future plans and operations, contains forward-looking statements. By their nature, forward-looking statements are subject to numerous risks and uncertainties, some of which are beyond Freehold's control, including the impact of general economic conditions, industry conditions, volatility of commodity prices, currency fluctuations, imprecision of reserve estimates, environmental risks, competition from other industry participants, the lack of availability of qualified personnel or management, stock market volatility and ability to access sufficient capital from internal and external sources. Readers are cautioned that the assumptions used in the preparation of such information, although considered reasonable at the time of preparation, may prove to be imprecise and, as such, undue reliance should not be placed on forward-looking statements. Freehold's actual results, performance or achievement could differ materially from those expressed in, or implied by, these forward-looking statements. No assurance can be given that any of the events anticipated will transpire or occur, or if any of them do so, what benefits Freehold will derive from them. Freehold disclaims any intention or obligation to update or revise any forward-looking statements, whether as a result of new information, future events or otherwise.

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