

Digital Assets: From NFTs to Real-World Tokenization

An Ultra-Simple Visual Guide with Deep-Dive Appendix

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By the end of this lecture, you will be able to:

1. **Explain** what NFTs are and how they create digital ownership on a blockchain [Understand]
2. **Describe** how digital assets are created, stored, and traded [Understand]
3. **Compare** the risks and opportunities of NFTs, gaming tokens, and real-world asset tokenization [Analyze]
4. **Evaluate** whether a digital asset project creates real value or is pure speculation [Evaluate]

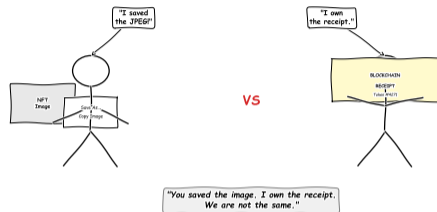
No math required. Main slides use only plain English and pictures.
Technical details are in the Appendix for those who want them.

Bloom's levels covered: Understand, Analyze, Evaluate. The Appendix adds Apply and Create.

The Right-Click Problem

Someone just paid **69 million dollars for a JPEG**. Your friend asks: "Can't you just right-click and save it?"
What makes the original worth anything?

- Physical art = one original, easy to verify
- Digital files = perfect copies, free
- NFTs = a blockchain receipt proving who owns the original



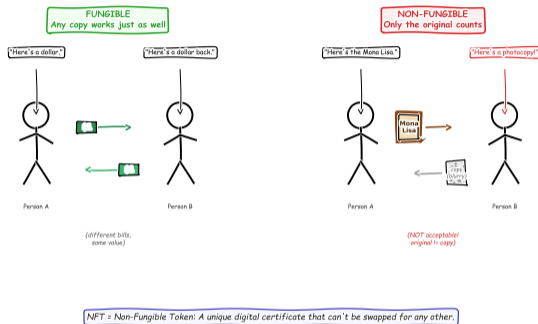
Beeple's "Everydays" sold for **\$69.3 million** at Christie's in March 2021. The buyer got a token, not a frame.

Fungible vs Non-Fungible

Fungible = interchangeable. Every dollar bill is the same as every other dollar bill.

Non-fungible = unique. The Mona Lisa is not interchangeable with any other painting.

- Tokens can be fungible (Bitcoin, ETH) or non-fungible (NFTs)
- NFTs prove uniqueness and ownership on a blockchain



Fungible comes from Latin "fungi" (to perform). Two things are fungible if one can substitute for the other.

How NFTs Actually Work

An NFT is **NOT** the image. It is a smart contract entry that says:

Token #4237 is owned by 0xABC... and points to metadata at ipfs://Qm...

- The blockchain stores the ownership record
- The metadata describes the asset
- The actual file lives somewhere else

How NFTs Work: From Creation to Trading



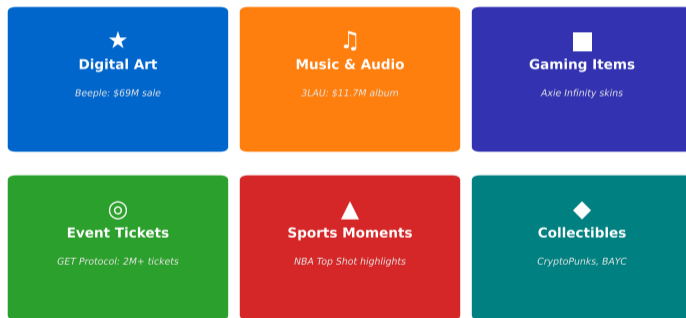
Simplified flow — actual process may vary by platform

Common misconception: the image is NOT stored on the blockchain. Only the ownership proof is.

What Can Be a Digital Asset?

NFTs started with art, but digital ownership applies to almost everything:

What Can Be an NFT?



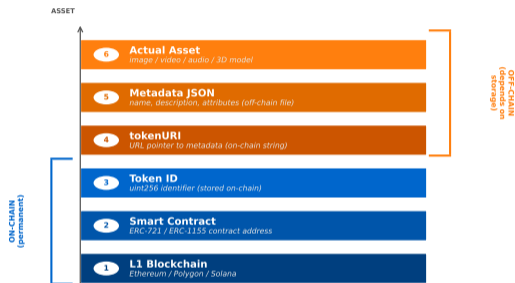
NFTs can represent ownership of virtually any unique digital or physical asset

The real question is not “what can be an NFT?” but “what benefits from provable digital ownership?”

Four layers, bottom to top:

- Blockchain = the trust layer (Ethereum, Solana, Polygon)
- Token standard = the rules (ERC-721, ERC-1155)
- Metadata = the description (name, image, properties)
- Marketplace = where you buy and sell (OpenSea, Blur)

The Six Layers of an NFT

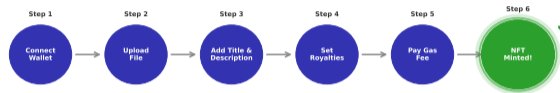


Each layer can fail independently. A secure blockchain does not guarantee safe metadata storage.

Minting = creating a new NFT on the blockchain.
Like publishing a book:

- Create your digital file (image, music, video)
- Upload to storage (IPFS or Arweave)
- Connect wallet and click “Mint”
- Pay gas fee — the NFT is now on-chain

How to Mint Your NFT: 6 Simple Steps



Process shown for OpenSea — other platforms follow similar steps

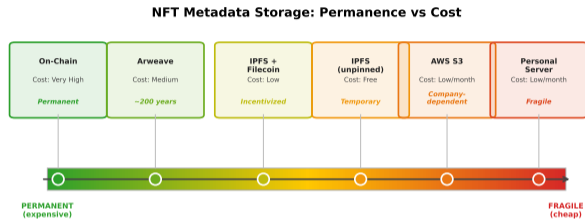
Minting costs range from free (lazy minting on OpenSea) to over 100 dollars on Ethereum mainnet during high congestion.

Where Does the Data Live?

The most important question nobody asks:

- On-chain = permanent but expensive (fully on blockchain)
- IPFS = decentralized and cheap (content-addressed, pinned)
- URL = cheapest but fragile (server goes down, image disappears)

Your NFT is only as permanent as where its data lives.



Most NFT images are NOT stored on-chain — they depend on a URL that can go offline.

A 2023 study found that 12% of NFT metadata links were already broken. Always check where the data lives before buying.

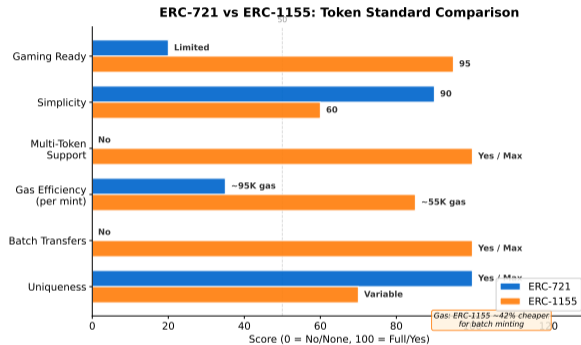
Two standards, two use cases:

ERC-721: Each token is unique

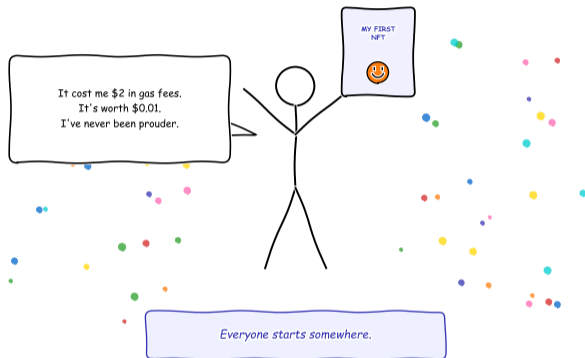
Perfect for 1-of-1 art, domain names, identity.

ERC-1155: Semi-fungible tokens

Perfect for game items (1000 identical swords), event tickets.



ERC-1155 is more gas-efficient because one contract handles both fungible and non-fungible tokens.

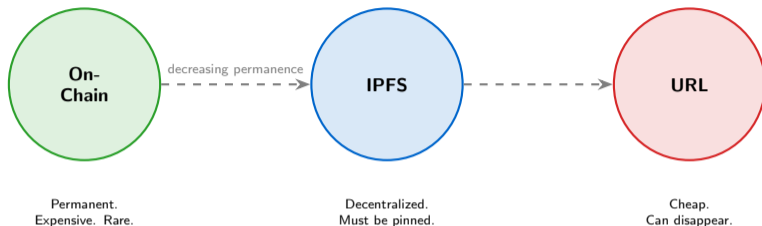


It takes about 5 minutes:

- Install MetaMask (free browser extension)
- Get some ETH (from an exchange)
- Go to OpenSea, connect wallet
- Click Create, upload, done

The hard part is not minting. The hard part is making something worth minting.

Over 80% of NFTs minted for free on OpenSea in 2022 were plagiarized, fake, or spam. Quality matters.

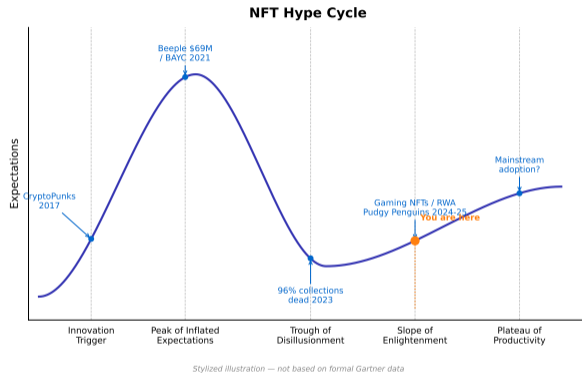


Rule of thumb: If the storage layer disappears, so does your asset.

CryptoPunks moved fully on-chain in 2021. Most NFT projects cannot afford this — IPFS with pinning is the practical middle ground.

The NFT market followed a textbook hype cycle:

- 2021: Explosion. \$17B in sales. Beeple, Bored Apes, everyone talking about NFTs
- 2022: Crash. Volume dropped 97%. Most collections worthless
- 2023: Quiet building. Utility-focused projects survive
- 2024+: Real use cases emerge (tickets, identity, RWA)

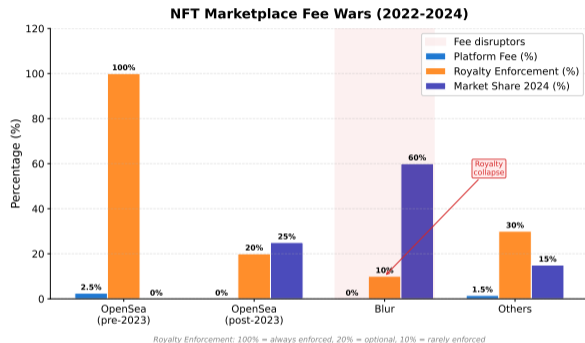


Gartner Hype Cycle pattern: Technology Trigger, Peak of Inflated Expectations, Trough of Disillusionment, Slope of Enlightenment, Plateau of Productivity.

NFT marketplaces compete on fees:

- OpenSea: First mover, 2.5% fee. Dominated 2021–2022
- Blur: Zero fees, token airdrops. Took 80% market share by early 2023
- Result: Race to zero. Marketplaces became commodities

When the product is free, you are the product (or the liquidity).

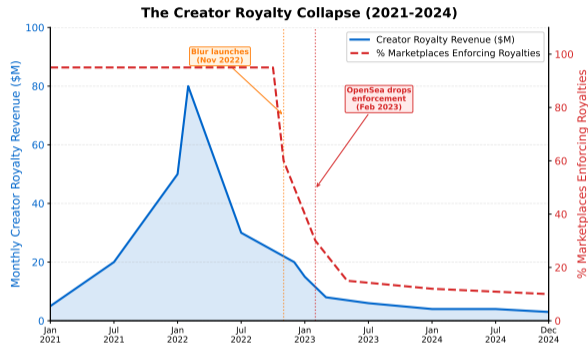


Blur's airdrop strategy attracted volume but much of it was wash trading for token rewards.

NFTs promised creators perpetual royalties. The promise broke:

- Original promise: Creators earn 5–10% on every resale, forever
- Reality: Marketplaces made royalties optional to attract traders
- Result: Creator earnings collapsed. The “creator economy” narrative died

Lesson: On-chain rules only work if all marketplaces enforce them.

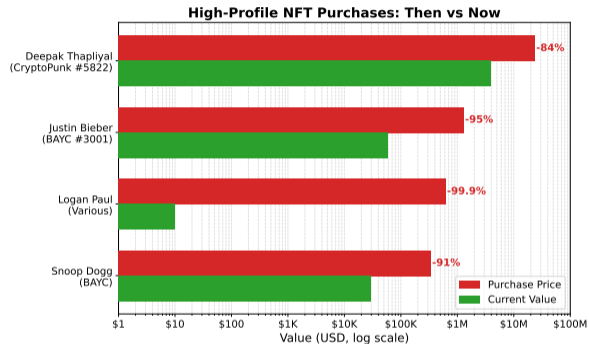


ERC-2981 defines a royalty standard, but it is optional. Without marketplace enforcement, it is just a suggestion.

Celebrity NFTs are a cautionary tale:

- Logan Paul's CryptoZoo: Down 99%+. Lawsuits pending
- Trump Digital Trading Cards: Novelty item, not an investment
- Dozens of celebrity collections: Launched, pumped, abandoned

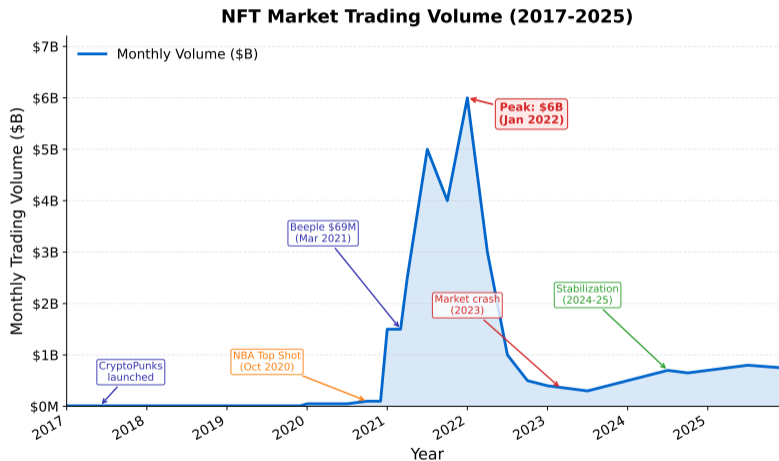
Fame does not equal value. Utility does.



Values approximate, as of early 2025. Sources: BeinCrypto, BITPinas

A study found that 95% of NFT collections launched in 2021–2022 had zero trading volume by 2024.

A decade of digital assets — from experiment to infrastructure:



Key milestones: CryptoKitties (2017), NBA Top Shot (2020), Beeple \$69M (2021), market crash (2022), RWA tokenization (2024+).

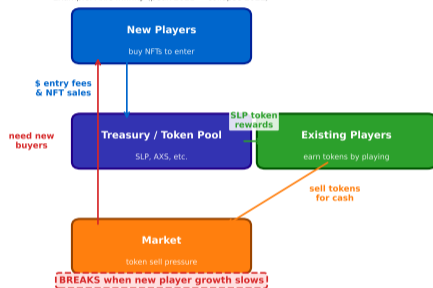
Play-to-earn promised a revolution:

- Axie Infinity: Players in Philippines earned \$1,500/month (2021)
- Then: Token price crashed 95%. Earnings vanished
- Lesson: Game economies need real demand, not just new players

Sustainable model: NFTs as digital items players truly own, not as income streams.

Play-to-Earn Token Flow: The Growth Dependency

Example: Axie Infinity (peak 2021 → collapse 2022)

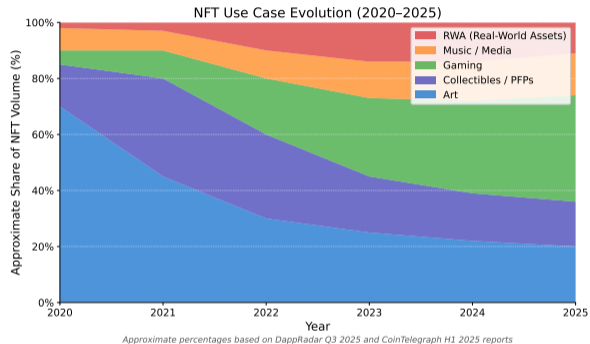


At its peak, Axie Infinity had 2.7 million daily active players. By 2023, fewer than 100,000 remained.

The boring use cases might be the biggest:

- Event tickets: No counterfeits, easy resale, provable attendance
- Soulbound tokens: Non-transferable credentials (diplomas, certifications)
- Decentralized identity: Own your data, prove claims without revealing everything

These applications do not need speculation to succeed.



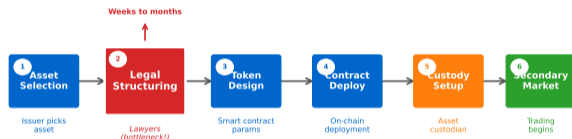
Ethereum co-founder Vitalik Buterin proposed Soulbound Tokens (SBTs) in 2022 as non-transferable identity primitives.

Tokenization = putting real assets on a blockchain:

- Real estate: Own a fraction of a building for \$100
- Treasuries: BlackRock's BUIDL fund — US Treasuries on-chain
- Art and collectibles: Fractional ownership of a Picasso
- Carbon credits: Transparent, tradeable, verifiable

RWA Tokenization: The 6-Step Pipeline

From real-world asset to on-chain token — legal structuring is the critical path



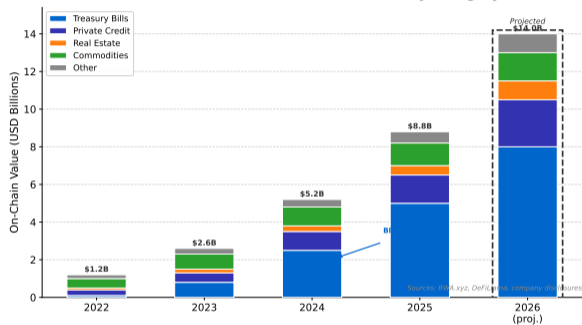
BlackRock launched BUIDL (Build Out, Innovate, Deliver Liquidity) in March 2024 — the largest asset manager entering DeFi.

The numbers are staggering:

- BCG estimate: \$16 trillion in tokenized assets by 2030
- McKinsey (conservative): \$4 trillion by 2030
- BlackRock, JPMorgan, Franklin Templeton already building

This is where crypto meets Wall Street. The bridge between DeFi and traditional finance.

Real-World Assets On-Chain: Growth by Category

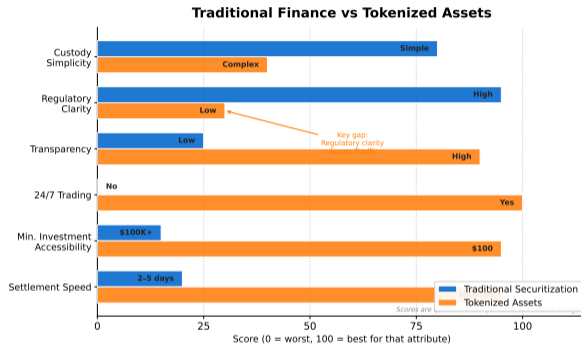


Tokenized US Treasuries grew from near zero to over \$1.5 billion in 2024. Institutional adoption is accelerating.

Why bother tokenizing?

- 24/7 trading (vs 9–5, Mon–Fri)
- Fractional ownership (vs minimum \$100K+ investments)
- Instant settlement (vs T+2 days)

The catch: Legal wrappers, compliance, and custody still need traditional infrastructure.



T+2 means it takes 2 business days for a stock trade to settle. Blockchain settlement can happen in seconds.

What Can Go Wrong?

Rug Pulls

Creator takes the money and disappears. The project website goes dark. Your NFT is worthless.

Wash Trading

Selling to yourself to fake volume. Estimated 40–50% of NFT volume in 2022 was wash trading.

Metadata Loss

If the server hosting your NFT's image goes offline, you own a token pointing to nothing.

Regulatory Risk

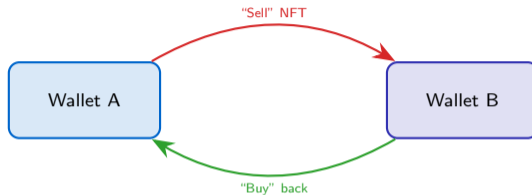
Governments may classify NFTs as securities. Marketplaces may be forced to register or shut down.

In 2022, the SEC charged a former OpenSea employee with insider trading — the first NFT insider trading case.

How it works:

- Create two wallets. Sell NFT from Wallet A to Wallet B (yourself)
- The marketplace shows “volume” and “sales history”
- Real buyers see fake demand and overpay

If it looks too active to be true, it probably is.



Same person controls both wallets.
Fake volume, real deception.

Chainalysis reported that one wash trader made 650,000 dollars in profit from artificially inflated sales in 2022.

Before: Proof of Work

- Ethereum used as much energy as the Netherlands
- Every NFT mint = hundreds of kWh
- Massive carbon footprint criticism

After: Proof of Stake (Sep 2022)

- Ethereum's energy use dropped 99.95%
- Minting an NFT now uses less energy than a Google search
- Environmental argument largely resolved

“The Merge” (September 15, 2022) switched Ethereum from Proof of Work to Proof of Stake, reducing energy consumption by over 99.95%.

What You Usually Get:

- A token proving ownership on the blockchain
- The right to display, resell, or transfer the token
- Bragging rights and community membership

What You Usually Do NOT Get:

- Copyright to the underlying artwork
- Commercial reproduction rights
- The right to prevent others from viewing or saving the image

Some projects (like Bored Ape Yacht Club) do grant commercial rights. But this is the exception, not the rule. Always read the license.

The 6-Question Framework for Digital Assets

1. What problem does digital ownership solve?

2. Why would someone pay for this?

3. Who benefits and who pays?

4. What can go wrong?

5. What alternatives exist?

6. How could it be improved?

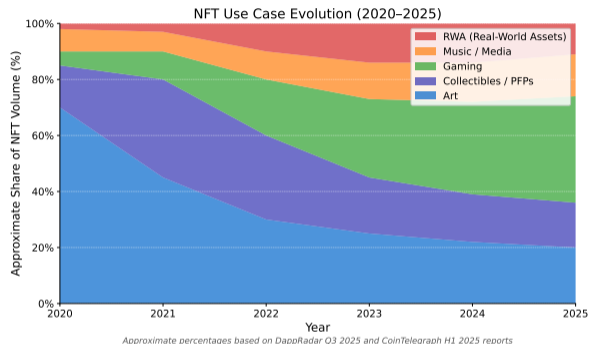
Apply these six questions to every digital asset project you encounter.

This is the Cryptoeconomics Lens applied to digital assets. If you cannot answer all six, you are speculating.

The arc of digital assets:

- Phase 1 (2017–2021): Speculation. Collectibles, art, hype
- Phase 2 (2022–2024): Correction. 97% of projects fail. Utility survives
- Phase 3 (2024+): Infrastructure. RWA, identity, compliance

The technology is not going away. The use cases are changing.



This pattern repeats in every technology: internet (dot-com bust then Amazon), mobile (early apps then Uber), crypto (ICO bust then DeFi).

Three Trends to Watch

Dynamic NFTs

NFTs that change based on real-world data. A sports card that updates with player stats. A ticket that transforms into a souvenir.

Token-Gated Access

Own an NFT to unlock content, communities, or experiences. Like a membership card that lives on the blockchain.

Cross-Chain Interop

Use your NFT across different blockchains and applications. One identity, many worlds.

Dynamic NFTs use Chainlink oracles to pull real-world data on-chain, enabling tokens that evolve over time.

What Digital Assets Are

Blockchain-based proof of ownership. Not the asset itself, but the receipt. NFTs, RWA tokens, identity credentials.

What Matters

Where the data lives. What rights you get.
Whether real demand exists. Utility beats speculation.

What to Watch Out For

Wash trading, rug pulls, metadata loss, copyright confusion, and regulatory uncertainty.

Digital assets are a real innovation with real risks. Understand both before you put real money in.

What We Covered

NFTs, minting, storage, markets, gaming, RWA, risks

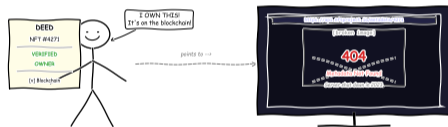
Why It Matters

Digital ownership changes how we trade, create, and prove identity

What Can Go Wrong

Scams, metadata loss, wash trading, regulatory uncertainty

NFT Ownership: What You Actually Get



"You own the token. The token points to nothing."

Digital assets are a real innovation with real risks. Understand both before you put real money in.

Appendix

Technical Deep Dives

The details behind the intuition

Click [blue links](#) in appendix slides to jump back to the main deck.

The ERC-721 standard defines six core functions every NFT contract must implement:

Function	What It Does
<code>ownerOf(tokenId)</code>	Returns the address that currently owns the specified token
<code>transferFrom(from, to, id)</code>	Transfers a token from one address to another
<code>approve(to, tokenId)</code>	Grants another address permission to transfer one specific token
<code>safeTransferFrom()</code>	Like <code>transferFrom</code> , but checks that the receiver can handle NFTs
<code>balanceOf(owner)</code>	Returns the number of NFTs owned by an address
<code>getApproved(tokenId)</code>	Returns which address (if any) is approved to transfer this token

[← Back to main slide: ERC-721 vs ERC-1155](#)

ERC-721 was proposed in January 2018 (EIP-721) by William Entriken, Dieter Shirley, Jacob Evans, and Nastassia Sachs.

ERC-1155 handles **both** fungible and non-fungible tokens in a single contract:

Function	What It Does
<code>balanceOf(account, id)</code>	Returns how many of token <code>id</code> this account holds
<code>balanceOfBatch()</code>	Batch query — check multiple balances in one call
<code>safeTransferFrom()</code>	Transfer a specific quantity of one token type
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Key advantage: One contract can manage an entire game economy — unique hero NFTs, stacks of identical potions, and fungible gold coins — all under one address.

[← Back to main slide: ERC-721 vs ERC-1155](#)

ERC-1155 was proposed by Enjin (EIP-1155) in 2018 and finalized in 2019. It reduces deployment costs significantly.

A1: Gas Cost Comparison — 721 vs 1155

Approximate gas costs (Ethereum mainnet, January 2026 estimates):

Operation	ERC-721	ERC-1155	Savings
Mint 1 token	~90,000 gas	~55,000 gas	~39%
Transfer 1 token	~65,000 gas	~52,000 gas	~20%
Batch mint 10 tokens	~900,000 gas	~135,000 gas	~85%
Batch transfer 10 tokens	~650,000 gas	~105,000 gas	~84%

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Why the difference?

- ERC-721: Each token has its own storage slot. 10 mints = 10 separate writes
- ERC-1155: Batch operations pack multiple changes into fewer storage writes
- For collections with many items, ERC-1155 is dramatically cheaper

At 30 gwei gas price, minting 10 ERC-721 tokens costs roughly \$75 vs roughly \$11 for ERC-1155 batch mint.

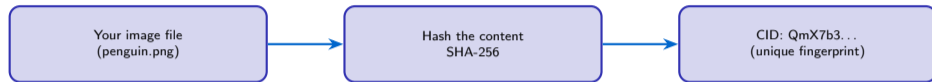
A2: Content Addressing — How IPFS Works

Traditional web: **location-addressed** (“get file at this server address”).

IPFS: **content-addressed** (“get the file with this fingerprint”).

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Why this matters for NFTs:

- If anyone changes the image, the CID changes — tampering is detectable
- The same content always produces the same CID, regardless of where it is stored
- Anyone can host a copy — no single point of failure

CID = Content Identifier. IPFS uses the Merkle DAG structure, similar to how Git tracks file changes.

IPFS does not guarantee permanence by default. Files are garbage-collected unless **pinned**:

Storage	Permanence	Cost	Examples
On-chain	Permanent	Very high	CryptoPunks, Art Blocks
Arweave	Permanent (pay once)	Moderate	Permaweb, bundlr.network
IPFS + Pinning	As long as pinned	Low (monthly)	Pinata, Infura, NFT.storage
Centralized URL	Until server dies	Free to low	AWS S3, personal servers

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Arweave offers a different model: pay once and the data is stored permanently via a blockchain-based storage network. Over 150 TB of NFT data is stored on Arweave.

NFT.storage (run by Protocol Labs) offers free IPFS pinning for NFT data. But “free” services can shut down — always have a backup plan.

NFT collections use trait-based rarity to determine relative value:

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How rarity scores work:

- Each NFT has traits (background, hat, eyes, clothing)
- Rarer traits appear in fewer items in the collection
- A rarity score = sum of inverse trait frequencies

Example — 10,000 item collection:

Trait	Frequency	Rarity Score Contribution
Gold background	2% (200 items)	$1/0.02 = 50$
Laser eyes	5% (500 items)	$1/0.05 = 20$
Blue hat	25% (2,500 items)	$1/0.25 = 4$

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Warning: Rarity does not equal value. A rare trait nobody wants is still worth nothing.

Popular tools: [rarity.tools](#), [HowRare.is](#). Statistical rarity and perceived rarity often diverge significantly.

Floor price = the lowest listed price in a collection. It acts as a rough health indicator.

What moves the floor:

- Genuine demand: floor rises as buyers compete
- Panic selling: floor drops as holders list below each other
- Wash trading: floor is artificially propped up by fake sales

A3: Floor Price and Wash Trading Detection

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Wash trading detection methods:

Signal	What to Look For
Self-trading	Same wallet appearing on both sides of transactions
Funded wallets	New wallets funded just before buying, draining immediately after selling
Volume spikes	Sudden volume without corresponding unique buyer increase
Price patterns	Trades at suspiciously round numbers or the exact floor price

Dune Analytics dashboards track wash trading metrics for major collections. Always check unique buyers, not just volume.

Every NFT goes through a lifecycle managed by smart contract functions:

Function	Pseudocode Logic
<code>mint(to, id)</code>	Create token <code>id</code> , assign to <code>to</code> , emit Transfer event
<code>approve(spender, id)</code>	Allow <code>spender</code> to transfer token <code>id</code> on your behalf
<code>transferFrom(from, to, id)</code>	Move token <code>id</code> from <code>from</code> to <code>to</code> , clear approvals
<code>burn(id)</code>	Destroy token <code>id</code> , send to <code>address(0)</code> , reduce supply

Burning is permanent. Some projects burn tokens to increase rarity of remaining items (deflationary mechanics).

Every NFT goes through a lifecycle managed by smart contract functions:

A4: Royalty Standard — ERC-2981

ERC-2981 defines a standard way for NFTs to signal their royalty preferences:

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The enforcement problem:

- ERC-2981 is purely informational — a suggestion, not a rule
- Marketplaces competing for volume made royalties optional
- Some projects use “operator filter” contracts to block zero-royalty marketplaces

[← Back to main slide: The Royalty Crisis](#)

OpenSea made creator royalties optional in August 2023. This triggered a debate about sustainable creator compensation in Web3.

A5: RWA Legal Structure — SPV Model

Tokenizing a real asset requires a legal wrapper connecting the physical world to the blockchain:



A5: RWA Legal Structure — SPV Model

Tokenizing a real asset requires a legal wrapper connecting the physical world to the blockchain:



Key components:

- **SPV** (Special Purpose Vehicle): A legal entity that holds the real asset
- **Compliance layer**: KYC/AML checks before investors can buy tokens
- **Oracle**: Feeds real-world data (rents, dividends) to the smart contract
- **Legal agreement**: Token terms of service linking tokens to real-world rights

[← Back to main slide: Real-World Asset Tokenization](#)

Examples: Centrifuge (trade finance), Ondo Finance (US Treasuries), RealT (real estate). All use SPV structures.

A5: On-Chain vs Off-Chain in RWA

Not everything can (or should) live on the blockchain:

On-Chain

- Token ownership records
- Transfer history
- Dividend distributions
- Compliance status (whitelisted addresses)

Off-Chain

- Legal documents and contracts
- Physical asset custody
- KYC/AML identity verification
- Asset valuation and audits

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The oracle bridge: Chainlink or custom oracles feed off-chain data (asset prices, rental income, interest payments) to smart contracts for automated distributions.

The “oracle problem” is critical for RWA: if the off-chain data is wrong, the on-chain distribution is wrong. Garbage in, garbage out.

A6: IP Rights — What Do You Actually Own?

License Type	Rights Granted	Examples
CC0 (Public Domain)	Anyone can use the art for anything	Nouns, Moonbirds (switched to CC0 in 2022)
Commercial Rights	Holders can use the art commercially	Bored Ape Yacht Club, Doodles
Personal Use Only	Display and resell the token, but no commercial use	CryptoPunks (pre-Yuga), most PFP projects
No License Stated	Unclear — legal gray area	Many small collections

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Key takeaway: Buying a token is NOT the same as buying a copyright. Always read the project's license terms before assuming you can use the art commercially.

[← Back to main slide: Who Owns What?](#)

Yuga Labs acquired CryptoPunks in 2022 and granted holders commercial rights. Before that, Larva Labs retained all IP.

Jurisdiction	NFT Treatment	Key Rules
US (SEC)	Case-by-case analysis	NFTs may be securities if marketed as investments. Stoner Cats fined \$1M (2023)
EU (MiCA)	Excluded if unique	Fungible NFT collections may fall under MiCA crypto-asset rules
UK (FCA)	Under review	NFT advertising standards. No specific NFT legislation yet
Singapore	Light-touch	NFTs not regulated unless they function as capital market products

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The securities question: If an NFT is sold with promises of profit driven by the efforts of others, it may be a security under the Howey Test. This is the biggest regulatory risk for NFT projects.

In September 2023, the SEC settled with Impact Theory for selling NFTs that were unregistered securities. Precedent is being set.

A7: The Cryptoeconomics Lens Applied to Digital Assets

Question	Applied to Digital Assets
1. Problem	How do we prove ownership and provenance of digital and physical assets without a central authority?
2. Incentives	Creators earn from primary sales and royalties. Traders speculate on appreciation. Platforms earn fees on transactions.
3. Costs/Benefits	Benefits: permissionless creation, global markets, fractional ownership. Costs: gas fees, metadata fragility, regulatory risk.
4. Failure Mode	Rug pulls, wash trading, metadata loss, royalty collapse, celebrity hype, market crashes (97% volume drop 2021–22).
5. Design	ERC-721 vs 1155, on-chain vs off-chain metadata, enforced vs optional royalties, open vs permissioned markets.
6. Alternatives	Centralized registries, traditional certificates, DID/verifiable credentials, soulbound tokens.

These six questions are the “Cryptoeconomics Lens” — apply them to every blockchain topic you study.

A7: The Digital Asset Design Space

Every digital asset system navigates fundamental trade-offs:

Ownership Models:

- NFT (unique, transferable) vs. Soulbound (unique, non-transferable)
- Single-owner vs. fractional ownership
- On-chain registry vs. centralized database

Storage Trade-offs:

- On-chain (permanent, expensive) vs. IPFS (decentralized, needs pinning)
- Arweave (pay once, permanent) vs. URL (cheap, fragile)
- Fully on-chain art vs. off-chain with hash reference

Market Design:

- Open marketplace (permissionless, wash trading risk) vs. curated (quality, gatekeeping)
- Enforced royalties (creator-friendly, less volume) vs. optional (trader-friendly)
- Auction vs. fixed price vs. bonding curve

RWA Design:

- SPV wrapper (legally solid, slow) vs. direct tokenization (fast, legally unclear)
- Permissioned chain (compliant, centralized) vs. public chain (open, regulatory risk)
- Single-asset token vs. index/basket token

There is no “best” design — only trade-offs. The art of cryptoeconomics is choosing the right trade-off for your use case.