



BRITISH COLUMBIA

Ministry of Finance

Property Transfer Tax Inquiries
Victoria: 250 387-0604
Vancouver: 604 660-2421
Toll-free: 1 800 663-7867 and request a transfer to 387-0604
gov.bc.ca/propertytaxes

GENERAL
PROPERTY TRANSFER TAX RETURN

under the Property Transfer Tax Act
Please use this return when you are not claiming an exemption from tax.

DATE
TAX PAID (to equal F6)

- Please read the Instruction Guide for Completion of General, Special and Electronic Property Transfer Tax Returns for assistance in completing this return.
Send your completed forms (originals only) to the appropriate Land Title and Survey Authority of British Columbia office. For contact information, see www.ltsa.ca/contact
The information provided on this form may be shared for the purposes of administering the Home Owner Grant Act and the Land Tax Deferment Act.
If you need more space to complete the form, please attach additional details.

Freedom of Information and Protection of Privacy Act (FOIPPA)
The personal information on this form is collected for the purpose of administering the Property Transfer Tax Act under the authority of section 26(a) of the FOIPPA. Questions about the collection or use of this information can be directed to the Director, Property Transfer Tax, PO Box 9427 Stn Prov Govt, Victoria BC V8W 9V1 (telephone: Victoria at 250 387-0604 or toll-free at 1 800 663-7867 and ask to be re-directed).

A. PURCHASER / TRANSFEREE:
If insufficient space, check ( ) and attach details
SURNAME FIRST NAME INITIAL
ADDRESS (include street or PO box number, city and province)
POSTAL CODE

B. CONTACT NAME AND MAILING ADDRESS (if different than A above):
CONTACT NAME TELEPHONE NUMBER
ADDRESS (include street or PO box number, city and province)
POSTAL CODE

C. VENDOR / TRANSFEROR:
If insufficient space, check ( ) and attach details
SURNAME FIRST NAME INITIAL
SURNAME FIRST NAME INITIAL

D. DESCRIPTION OF PROPERTY AND TRANSFER:
1. Effective date Date of interim agreement or contract
2. Transfer of 1 VACANT LAND 2 LAND WITH IMPROVEMENTS (buildings or structures)
3. Property type 1 RESIDENTIAL 2 RECREATIONAL 3 COMMERCIAL 4 FARM
4. Transaction type 1 AGREEMENT FOR SALE 2 LIFE ESTATE 3 FORECLOSURE 4 LEASE \*
5. Fee Simple 5 FEE SIMPLE 6 COURT ORDER 7 QUIT CLAIM 8 LEASE MODIFICATION AGREEMENT \*
9. Amalgamation 9 AMALGAMATION 0 PREPAID LEASE \*
5. Parcel Identifier Number
6. Legal description of property
8. Civic address of property Municipality
9. What percentage interest in this property is being transferred in this transaction? %

**E. TERMS:**

- 1. Cash \$ \_\_\_\_\_ | \_\_\_\_\_ E1
- 2. Financing \$ \_\_\_\_\_ | \_\_\_\_\_ E2
- 5. Other consideration paid or property taken in trade (*provide details*) \_\_\_\_\_ \$ \_\_\_\_\_ | \_\_\_\_\_ E5
- 6. **Gross purchase price** (*total of E1, E2 and E5*) \$ \_\_\_\_\_ | \_\_\_\_\_ E6
- 7. Name and branch number of lender \_\_\_\_\_

**F. PROPERTY TRANSFER TAX CALCULATION:**

- 1. Fair market value of property or interest in property \$ \_\_\_\_\_ | \_\_\_\_\_ F1
- 4. 1% on first \$200,000 of taxable amount (*F1*) \$ \_\_\_\_\_ | \_\_\_\_\_ F4
- 5. 2% on remainder of taxable amount (*F1*) \$ \_\_\_\_\_ | \_\_\_\_\_ F5
- 6. **Property transfer tax payable** (*F4 plus F5*) \$ \_\_\_\_\_ | \_\_\_\_\_ F6

**H. ALLOCATION OF GROSS PURCHASE PRICE (NON-RESIDENTIAL PROPERTIES ONLY):**

- 1. Real property (*land and buildings*) \$ \_\_\_\_\_ | \_\_\_\_\_ H1
- 2. Chattels \$ \_\_\_\_\_ | \_\_\_\_\_ H2
- 3. Fixtures \$ \_\_\_\_\_ | \_\_\_\_\_ H3
- 4. Goodwill, quotas and other intangibles \$ \_\_\_\_\_ | \_\_\_\_\_ H4
- 5. Other – *describe* \_\_\_\_\_ \$ \_\_\_\_\_ | \_\_\_\_\_ H5
- 6. **Gross purchase price** (*total of H1 to H5; must equal E6*) \$ \_\_\_\_\_ | \_\_\_\_\_ H6

**Note:** H1 and H3 are subject to property transfer tax unless provincial sales tax has been paid under the *Provincial Sales Tax Act*.  
Property transfer tax may or may not apply to H4 and H5.

**I. ADDITIONAL INFORMATION:**

3. If the gross purchase price (E6) differs from the fair market value (F1), indicate the reason for the difference:

- 1 CONVEYANCE ONLY       2 RELATED PARTY       3 SPECIAL INTEREST       4 DISTRESS SALE       5 FORECLOSURE
- 6 SALE OF PART INTEREST       7 TRADE       OTHER \_\_\_\_\_

4. If the terms of this transaction includes property taken in trade (E5), identify the property by providing:

AREA	JUR	ROLL/FOLIO NUMBER	LEGAL DESCRIPTION
PARCEL IDENTIFIER		ADDRESS ( <i>include street or PO box number, city, province and postal code</i> )	

**IMPORTANT – This portion of the form must be signed by the purchaser(s)/transferee(s).**

I certify that the information given in this return is complete and correct in all respects.

SIGNATURE <b>X</b>	TELEPHONE NUMBER	DATE SIGNED YYYY    MM    DD
SIGNATURE <b>X</b>	TELEPHONE NUMBER	DATE SIGNED YYYY    MM    DD

**Consent** – I consent that the information provided on this return may be verified by accessing relevant records held by the Insurance Corporation of British Columbia, the Home Owner Grant Office, BC Hydro, the Land Title and Survey Authority of British Columbia (LTSA), BC Assessment and other sources as required. Updated property information is provided to the LTSA, BC Assessment and Canada Revenue Agency.