

For official use only

Your transaction return

How to fill in this return

The land transaction return guidance notes, SDLT6, available from the Orderline **0845 302 1472** will help in completion of this return.

- A unique reference number must be entered on the return, this is the number shown on the payslip in the 'Reference' box. Payslips, PS1/SDLT, are available from the Orderline.
- Show amounts in whole pounds only, rounded down to the nearest pound.

- Leave blank any boxes that do not apply.
- The completed return should be printed off and then signed.
- Staple the sheets in the top left-hand corner.
- Do not fold the return.

If you need help with any part of this return or with anything in the guidance notes, please phone the Stamp Taxes enquiry line on **0845 603 0135**, open 8:30am to 5:00pm Monday to Friday, except Bank Holidays. Calls are charged at local rates.

Starting your return

ABOUT THE TRANSACTION

1 Type of property

02

Enter code from the guidance notes

2 Description of transaction

F

Enter code from the guidance notes

3 Interest transferred or created

FG

Enter code from the guidance notes

4 Effective date of transaction

27 08 2009

5 Any restrictions, covenants or conditions affecting the value of the interest transferred or granted? Put 'X' in one box

☐

Yes

☒

No

If 'yes' please provide details

6 Date of contract or conclusion of missives

27 08 2009

7 Is any land exchanged or part-exchanged?

Put 'X' in one box

☐

Yes

☒

No

If 'yes' please complete address of location

Postcode

House or building number

Rest of address, including house name, building name or flat number

8 Is the transaction pursuant to a previous option agreement? Put 'X' in one box

☐

Yes

☒

No

ABOUT THE TAX CALCULATION

9 Are you claiming relief? Put 'X' in one box

☐ Yes ☒ No

If 'yes' please show the reason

Enter code from the guidance notes

Enter the charity's registered number, if available, or the company's CIS number

For relief claimed on part of the property only, please enter the amount remaining chargeable

£ . 0 0

10 What is the total consideration in money or money's worth, including any VAT actually payable for the transaction notified?

£ 430,000 . 0 0

11 If the total consideration for the transaction includes VAT, please state the amount

£ . 0 0

12 What form does the consideration take?
Enter the relevant codes from the guidance notes

30

13 Is this transaction linked to any other(s)?
Put 'X' in one box

☐ Yes ☒ No

Total consideration or value in money or money's worth, including VAT paid for all of the linked transactions

£ . 0 0

14 Total amount of tax due for this transaction

£ 12,900 . 0 0

15 Total amount paid or enclosed with this notification

£ 12,900 . 0 0

Does the amount paid include payment of any penalties and any interest due? Put 'X' in one box

☐ Yes ☒ No

ABOUT NEW LEASES If this doesn't apply, go straight to box 26 on page 3.

16 Type of lease

Enter code from the guidance notes

17 Start date as specified in lease

18 End date as specified in lease

19 Rent-free period
Number of months

20 Annual starting rent inclusive of VAT (actually) payable

£ . 0 0

End date for starting rent

Later rent known? Put 'X' in one box

☐ Yes ☐ No

21 What is the amount of VAT, if any?

£ . 0 0

22 Total premium payable

£ . 0 0

23 Net present value upon which tax is calculated

£ . 0 0

24 Total amount of tax due - premium

£ . 0 0

25 Total amount of tax due - NPV

£ . 0 0

Check the guidance notes to see if you will need to complete supplementary return 'Additional details about the transaction, including leases', SDLT4.

ABOUT THE LAND including buildings

Where more than one piece of land is being sold or you cannot complete the address field in the space provided, please complete the supplementary return 'Additional details about the land', SDLT3.

26 Number of properties included**27 Where more than one property is involved, do you want a certificate for each property? Put 'X' in one box**☐

Yes

☒

No

28 Address or situation of land

Postcode

W14

0BJ

House or building number

Rest of address, including house name, building name or flat number

8 NETHERWOOD ROAD

LONDON

Is the rest of the address on the supplementary return 'Additional details about the land', SDLT3?

Put 'X' in one box

☐

Yes

☒

No

29 Local authority number**30 Title number, if any****31 NLPG UPRN****32 If agricultural or development land, what is the area (if known)? Put 'X' in one box**☐

Hectares

☐

Square metres

Area

33 Is a plan attached? Please note that the form reference number should be written/displayed on map. Put 'X' in one box☐

Yes

☒

No

ABOUT THE VENDOR including transferor, lessor**34 Number of vendors included** (Note: if more than one vendor, complete boxes 45 to 48)**35 Title** Enter MR, MRS, MISS, MS or other title
Note: only complete for an individual**36 Vendor (1) surname or company name**

ALIMADADIAN

37 Vendor (1) first name(s) Note: only complete for an individual**38 Vendor (1) address**

Postcode

W14

0BJ

House or building number

Rest of address, including house name, building name or flat number

8 NETHERWOOD ROAD

LONDON

ABOUT THE VENDOR CONTINUED

39 Agent's name

40 Agent's address

Postcode

Building number

Rest of address, including building name

41 Agent's DX number

42 Agent's e-mail address

43 Agent's reference

44 Agent's telephone number

ADDITIONAL VENDOR

Details of other people involved (including transferor, lessor), other than vendor (1). If more than one additional vendor please complete supplementary return 'Land Transaction Return - Additional vendor/purchaser details', SDLT2.

45 Title Enter MR, MRS, MISS, MS or other title

Note: only complete for an individual

46 Vendor (2) surname or company name

47 Vendor (2) first name(s)

Note: only complete for an individual

48 Vendor (2) address

☐

Put 'X' in this box if the same as box 38.

If not, please give address below

Postcode

House or building number

Rest of address, including house name, building name or flat number

ABOUT THE PURCHASER including transferee, lessee

49 Number of purchasers included (Note: if more than one purchaser is involved, complete boxes 65 to 69)

3

50 National Insurance number (purchaser 1), if you have one. Note: only complete for an individual

51 Title Enter MR, MRS, MISS, MS or other title
Note: only complete for an individual

52 Purchaser (1) surname or company name

ALIMADADIAN

53 Purchaser (1) first name(s)
Note: only complete for an individual

54 Purchaser (1) address

☐

Put 'X' in this box if the same address as box 28.

If not, please give address below
Postcode

NW10 6HJ

House or building number

Rest of address, including house name, building name or flat number

59-61 Minerva Road

PARK ROYAL

LONDON

55 Is the purchaser acting as a trustee? Put 'X' in one box

☒

Yes

☐

No

56 Please give a daytime telephone number - this will help us if we need to contact you about your return

57 Are the purchaser and vendor connected?

Put 'X' in one box

☒

Yes

☐

No

58 To which address shall we send the certificate?

Put 'X' in one box

☒

Property (box 28)

☐

Purchaser's (box 54)

☐

Agent's (box 61)

59 I authorise my agent to handle correspondence on my behalf. Put 'X' in one box

☒

Yes

☐

No

60 Agent's name

GILLIAN FAZAN & CO

61 Agent's address

Postcode

TQ7 1PG

Building number

45

Rest of address, including building name

BANK HOUSE

FORE STREET

KINGSBRIDGE

62 Agent's DX number

DX81404 KINGSBRIDGE

63 Agent's reference

64 Agent's telephone number

01548856663

ADDITIONAL PURCHASER

Details of other people involved (including transferee, lessee), other than purchaser (1). If more than one additional purchaser, please complete supplementary return 'Land Transaction Return - Additional vendor/purchaser details', SDLT2.

65 Title Enter MR, MRS, MISS, MS or other title
Note: only complete for an individual

66 Purchaser (2) surname or company name

ALIMADADIAN

67 Purchaser (2) first name(s)

Note: only complete for an individual

68 Purchaser (2) address

☐

Put 'X' in this box if the same as purchaser (1) (box 54).

If not, please give address below

Postcode

NW10

6HJ

House or building number

Rest of address, including house name, building name or flat number

59-61 Minerva Road

PARK ROYAL

LONDON

69 Is the purchaser acting as a trustee? Put 'X' in one box

☒

Yes

☐

No

ADDITIONAL SUPPLEMENTARY RETURNS

70 How many supplementary returns have you enclosed with this return? Write the number in each box. If none, please put '0'.

1

Additional vendor/purchaser details, SDLT2

0

Additional details about the land, SDLT3

1

Additional details about the transaction, including leases, SDLT4

DECLARATION

71 The purchaser(s) must sign this return. Read the guidance notes in booklet SDLT6, in particular the section headed 'Who should complete the Land Transaction Return?'.

If you give false information, you may face financial penalties and prosecution.

The information contained in this copy of the return is correct and complete to the best of my knowledge and belief. I authorise my agent to submit a return, containing this information, electronically on my behalf. If the information I have approved does not include the effective date, I also authorise my agent to enter the effective date in the return on my behalf.

Signature of purchaser 1

Signature of purchaser 2

Please keep a copy of this return and a note of the unique reference, which is in the 'Reference' box on the payslip.

Please don't fold this return - keep it flat. Staple the sheets in the top left-hand corner.

Fill out the payslip from which the unique reference was taken and pay in accordance with the 'How to pay' instructions.

Finally, please send your completed return to:

HMRC, Stamp Taxes/SDLT, Comben House, Farriers Way, NETHERTON, Merseyside, Great Britain, L30 4RN, or the DX address is: Rapid Data Capture Centre, DX725593, Bootle 9

When to fill in this return

You must fill in this return for each additional vendor and/or purchaser. The guidance notes will help you answer the questions.

If you need help with any part of this return or with anything in the guidance notes, please phone the Stamp Taxes enquiry line on **0845 603 0135**, open 8:30am to 5:00pm Monday to Friday, except Bank Holidays. Calls are charged at local rates. You can get further copies of this return from the Orderline on **0845 302 1472**.

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VENDOR OR PURCHASER

1

Please indicate if this return is for an additional vendor or an additional purchaser. Put 'X' in one box

Vendor

Complete section below only

X

Purchaser

Complete section below and the section over the page

COMPLETE IN ALL CASES

2

Title Enter MR, MRS, MISS, MS or other title
Note: only complete for an individual

3

Surname or company name

SULH

4

First name(s)
Note: only complete for an individual

5

Address

Postcode

NW10

6HJ

House or building number

Rest of address, including house name, building name or flat number

59-61 Minerva Road

PARK ROYAL

LONDON

Please turn over for additional purchaser details

ADDITIONAL PURCHASER DETAILS

Only complete this section if this return is for an additional purchaser.

6

Are the purchaser and vendor connected?
Put 'X' in one box

X

YesNo

7

Is the purchaser acting as a trustee? Put 'X' in one box

X

YesNo

8

Declaration

The purchaser(s) must sign this return.
Read the notes in Section 1 of the guidance notes, SDLT6
'Who should complete the Land Transaction Return?'

If you give false information, you may face financial
penalties and prosecution.

The information I have given on this form is correct and
complete to the best of my knowledge and belief.

Signature of purchaser

When to fill in this return

You must fill in this return where additional information about the transaction and/or lease can be provided. The guidance notes will help you answer the questions.

If you need help with any part of this return or with anything in the guidance notes, please phone the Stamp Taxes enquiry line on **0845 603 0135**, open 8:30am to 5:00pm Monday to Friday, except Bank Holidays. Calls are charged at local rates. You can get further copies of this return from the Orderline on **0845 302 1472**.

REFERENCE

Insert the reference number from the payslip on page 7 of the Land Transaction Return, SDLT1, here.

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ABOUT THE TRANSACTION

1

If this transaction is part of the sale of business, please say if the sale includes Put 'X' in relevant boxes

☐

Stock

☐

Goodwill

☐

Other

☐

Chattels and moveables

What is the total amount of the consideration for the sale of the business apportioned to these items?

£•

00

2

If the property is for commercial use, what is it? Put 'X' in the appropriate box(es)

☒

Office

☐

Hotel

☐

Shop

☐

Warehouse

☐

Factory

☐

Other

☐

Other industrial unit

3

Have you applied for and received a post transaction ruling in accordance with Code of Practice 10, or asked us for advice on the application of the law to this transaction? Put 'X' in one box

☐

Yes

☒

No

If 'yes' have you followed it when completing this return? Put 'X' in one box

☐

Yes

☐

No

☐

Ruling not received

4

Is any part of the consideration contingent or dependent on uncertain future events?

☐

Yes

☒

No

5

Have you agreed with HM Revenue & Customs that you will pay on a deferred basis?

☐

Yes

☐

No

6

If there are any minerals or mineral rights reserved enter the code below

Enter code from the guidance notes

7

If the purchaser is VAT registered, give their VAT reference number

8

If the purchaser is a company please give the following details

Tax reference number

Company registration number

If registered abroad, give its place of registration



ABOUT THE TRANSACTION CONTINUED

- 9 Give a description of the purchaser
Enter code from the guidance notes

ABOUT LEASES

Complete if the transaction notified on SDLT1 is for the grant of more than one lease

- 10 Type of property

Enter code from the guidance notes

- 11 Address or situation of land

Put 'X' in this box if the same as box 28 on SDLT1

If not, please give address below

Postcode

House or building number

Rest of address, including house name, building name,
flat number or continuation from the SDLT1

- 12 Local authority number

- 13 Title number, if any

- 14 NLPG UPRN

- 15 If the transaction is for land, what is the unit and area
of measurement? Put 'X' in one box

Hectares

Square metres

Area

- 16 Is a plan attached? Please note that the form reference
number should be written/displayed on the map.

Put X in one box

Yes

No

- 17 Interest transferred or created

Enter code from the guidance notes

- 18 Type of lease

Enter code from the guidance notes

continued at the top of the next column



ABOUT LEASES CONTINUED

19 Start date as specified in lease

20 End date as specified in lease

21 Rent free period

Number of months

22 Annual starting rent inclusive of VAT (actually) payable

£ . 0 0

End date for starting rent

Later rent known? Put 'X' in one box

☐

Yes

☐

No

23 What is the amount of VAT, if any?

£ . 0 0

24 Total premium payable

£ . 0 0

25 Net present value upon which tax is calculated

£ . 0 0

26 Total amount of tax due - premium

£ . 0 0

27 Total amount of tax due - NPV

£ . 0 0

28 Any terms surrendered

29 Break clause type Put 'X' in one box

☐

Landlord

☐

Tenant only

☐

Either

30 What is the date of the break clause?

31 Which of the following relate to this lease?

Put 'X' in relevant boxes. If none, leave blank

☐

Option to renew

☐

Market rent

☐

Turnover rent

☐

Unascertainable rent

☐

Contingent reserved rent

32 Rent review frequency

33 Date of first review

34 Rent review clause (type) Put 'X' in one box

☐

Open market

☐

RPI

☐

Other

35 If Schedule 17A para 7FA 2003 has been used in calculating the NPV, what is the date of the rent change?

Please turn over





ABOUT LEASES CONTINUED

36 Service charge amount if known

£ . 0 0

37 Service charge frequency Put 'X' in one box

☐

Monthly

☐

Annually

☐

Quarterly

☐

Other

38 Other consideration – tenant to landlord

(for example, services, building works)

Enter the relevant codes from the guidance notes

39 Other consideration – landlord to tenant

(for example, services, building works)

Enter the relevant codes from the guidance notes

