

དངུལ་ཚེས་ལྷན་ཁག།

ROYAL GOVERNMENT OF BHUTAN
MINISTRY OF FINANCE
TASHICHHO DZONG



DRC/RAAD/Notification/2019-2020/95

14th July 2020

CORRIGENDUM AND ADDENDUM

The Ministry of Finance would like to issue the corrigendum and addendum on the Rules on the Property Ownership Transfer Tax Act of Bhutan 2020 issued vide Ministry of Finance Notification no. DRC/RAAD/Notification/2019-2020/2444 dated 10th June 2020. The amended section under Transfer of Ownership of Chapter 2 should be read as given below:

Transfer of Ownership of Land

5. Land ownership transfer tax shall be levied at the rate of 3% on the sale value or the value of the land as assessed by the Property Assessment and Valuation Agency (PAVA), whichever is higher.

Transfer of Ownership of Building

7. Building ownership transfer tax shall be levied at the rate of 3% on the sale value of the building or the assessed value, whichever is higher.

Transfer of Ownership of Motor Vehicle

12. A person selling the vehicle must, within 15 days of sale, report to the Authority in person and transfer the ownership in the name of the person buying the vehicle.

Payment of Ownership Transfer Tax

13. As prescribed under section 6, Chapter 2 of the Act, Ownership Transfer Tax shall be paid to the concerned authority at the time of change of ownership of the property.
14. The concerned authority shall ensure that the applicable taxes are collected prior to the issuance of the following documents:



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- a) The Lag Thram (Ownership Certificate) for the ownership transfer of land/building.
- b) The Registration Certificate (Bluebook) for the ownership transfer of motor vehicle.

15. The property transfer tax shall be payable by the person as specified in the sale deed.

16. As prescribed under section 8, Chapter 2 of the Act, the buyer shall pay applicable tax rate on the minimum reserve price of the property if:

- a) purchased from the government or Financial Institutions and other agencies through public auction; and
- b) purchased from international and diplomatic agency.

The Rule can be downloaded from the websites: www.mof.gov.bt and www.drc.gov.bt


(Nim Dorji)
Finance Secretary
Copy to:

1. The Director General, Department of Revenue and Customs for necessary action.
2. PPD, Ministry of Finance.
3. The Managing Director, BBS, for public announcement.
4. The Managing Director, Kuensel Corporation, for public announcement.