

अंडमान तथा निकोबार प्रशासन  
**ANDAMAN AND NICOBAR ADMINISTRATION**  
सचिवालय/SECRETARIAT


Port Blair, dated the <sup>22nd</sup> October, 2019

**ORDER NO. 3065**

**Sub: Instructions regarding use of e-stamp paper**

The following instructions are hereby issued for strict compliance in the use of '**e-stamp paper**' for the purpose of registration of instruments/documents for property transactions :-

1. Considering that in all exchanges, there involves two parties, it is hereby directed that payment for purchase of e-stamp paper shall be done only by one among the parties, either buyer or seller, in case of deeds pertaining to exchange/ sale/transfer of interest over immovable property.
2. E-stamp papers shall be made available only to one among the parties i.e. either buyer or seller, as mentioned above and no other person by the Authorised Agency i.e. the Canara Bank.
3. The e-stamp paper shall be procured only from the Authorised Agency in the UT of Andaman & Nicobar Islands.
4. For a transaction involving a consideration over and above the value of Rupees One hundred (Rs. 100/-), no cash transaction shall be permitted in purchase of stamp paper.
5. In relation to sale/exchange/transfer of interest over any immovable property, either in the shape of sale deed, gift deed, conveyance deed etc., details of valid PAN and AADHAR of all the parties involved in the transaction shall invariably be obtained and should be checked by the bank (and separate record to be made for each application) while issuance of stamp papers by the Authorised Agency.
6. Know Your Customer (KYC) norms equivalent to opening of a bank account shall be followed in all classes of transactions for buyer and seller.
7. A report of applications of e-stamp paper received and e-stamp paper issued should be shared with Deputy Commissioner, on daily basis by 3.00 PM everyday by the Manager, Canara Bank i.e. Authorised Agency.
8. The Sub-Registrar, South Andaman shall mandatorily verify the e-stamp paper issued by the Authorized Agency i.e. Canara Bank online and give certificate to that effect on the document.


  
22/10/19

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9. The Circle Rates have been made applicable in Andaman & Nicobar Islands as per Order No. 274/2019/F.No. 3-21/SR/Stamp Duty/2015 dated 22.10.2019 issued by Secretary (Revenue), A&N Administration. Further, the stamp duty and registration fees for registration of various deeds pertaining to immovable property in Andaman & Nicobar Islands has been revised, as per Notification No. 275/2019/F.No.3-21/SR/Stamp Duty/2015 dated 22.10.2019 issued by Deputy Secretary (Revenue), A&N Administration. For deeds, where e-stamp papers had been purchased earlier, but registration of the deed has not been done, additional e-stamp papers towards payment of minimum prescribed Circle Rate or sale consideration amount, whichever is higher, as per above said Order dated 22.10.2019 and towards payments of stamp duty and registration fees as per Notification dated 22.10.2019 need to be purchased, so that there is no revenue loss to the Government exchequer.

II. The above instructions shall be applicable with immediate effect.

III. This issues with the approval of competent authority.


  
22/10/19  
**(R.K.Baral)**  
**Deputy Secretary (Revenue)**

**To**

1. Deputy Commissioner, South Andaman District.
2. Land Acquisition Collector, South Andaman District.
3. Assistant Commissioner/Sub Divisional Officer, South Andaman District.
4. Sub Registrar, South Andaman District.
5. All Tehsildars, South Andaman District.
6. The Chief Manager, Canara Bank, Port Blair.

**Copy also forwarded to**

1. The Secretary to Hon'ble LG, A&N Islands, Raj Niwas.
2. The Sr. PS to Chief Secretary for kind information of Chief Secretary, A & N Admn.
3. The PS to Pr. Secretary (Rev.) for kind information of Pr. Secretary (Rev.), A & N Admn.
4. The Secretary (Law), A & N Administration.
5. The Secretary (Finance), A & N Administration
6. The Secretary (Rev.), A & N Administration.
7. The Secretary (Information Technology), A&N Administration with the request to upload on A&N Administration's website.
8. The SIO, NIC, Port Blair to upload the above order on the website.

  
22/10/19  
**Deputy Secretary (Revenue)**