



Exempt Family Farm Transaction – Landholder Duty

Sections 171 -174 of the *Duties Act 2008*

Application for exemption

Instructions

Chapter 3 of the *Duties Act 2008* (Duties Act) imposes landholder duty on a relevant acquisition by a person (either solely or jointly with a related person) of an interest in an entity that is a landholder. An exemption from landholder duty may be available where the land asset is used for primary production and the acquisition is between family members.

NOTE: All sections of this form must be completed and all required supporting information must be attached. This form must be accompanied by a landholder acquisition statement, which is available on the website.

For further information, including the definitions of terms used in this form, please refer to the Duties Act and to [Duties Fact Sheet 'Landholder Duty'](#) and [Duties Fact Sheet 'Exempt Family Farm Transactions – Landholder Duty'](#), which are available on the website.

General requirements

1. Details of the entity in which the interest was acquired:

Name of corporation _____

_____ ABN/ACN _____

Registered office/principal place of business _____

_____ Postcode _____

OR

Name of Unit Trust Scheme _____

Date of Establishment ____ / ____ / ____ Name of Trustee _____

Address _____ Postcode _____

2. Details of the person/s who acquired the interest:

a) Name(s) of person(s) _____

OR

b) Trustee of the trust (other than a unit trust scheme or a discretionary trust): _____

Name of trust (if applicable) _____

Beneficial owner of trust property _____

(Provide copies of all documents evidencing the trust)

OR

c) Trustee of discretionary trust _____

Name of trust _____

(Provide copies of the discretionary trust deed and any amending documents)

3. Details of the person(s) from whom the interest was acquired or whose interest was decreased:

Name(s) of person(s) _____

4. Details of relationships:

(a) (i) Where 2(a) above applies, what relationship does each acquirer have to each person from whom the acquisition was made?

(ii) Does any acquirer intend to hold the interest acquired as agent, trustee or otherwise on behalf of any other person?

Yes/No

OR

(b) Where 2(b) above applies, what relationship does the beneficial owner have to each person from whom the acquisition was made?

OR

(c) (i) Where 2(c) above applies, are all the persons who have a share or interest in the trust property (whether vested or contingent), or who may benefit from the discretionary trust, family members of each person from whom the acquisition was made? Note that **family members** are defined in section 100 of the Duties Act.

Yes/No

(ii) Is any person from whom the acquisition was made in a position to influence, either directly or indirectly, the vesting of the whole or any part of the capital of the trust property, or of the whole or any part of the income from the trust property?

Yes/No

(iii) Where an entity is in a position to influence, either directly or indirectly, the vesting of the whole or any part of the capital of the trust property, or of the whole or any part of the income from that trust property, is any person from whom the acquisition was made beneficially entitled to a share in that entity or a related entity or to act as a director or secretary of that entity or related entity?

Yes/No

5. Usage and value of the land assets owned by the corporation.

Please include all land assets used by a linked entity in your responses to these questions. A linked entity is described in section 156 of the Duties Act.

(a) How did the entity use the land assets? Please include all uses for which the land assets or part of the land assets was used before the acquisition of interest in the entity.

(b) What is the land assets used for now? Please include all uses for which the land assets or part of the land assets is used.

(c) What is the value of the land assets? \$

(d) How does the entity, intend to use the land assets after the acquisition?

Yes/No

(e) (i) Is some, but not all, of the land assets leased to another person?

Yes/No

(ii) If YES, is the lessee, under the lease, using the leased land assets solely or dominantly for the purposes of silviculture or reforestation?

Yes/No

6. Partial exemption:

(a) Immediately before the acquisition, was some of the land to which the entity, or a linked entity, was entitled not used solely or dominantly in the business of primary production?

Yes/No

If YES:

(b) (i) What is the value of the land assets in Western Australia that was not used in the business of primary production? \$

(ii) Please provide the land assets description as it appears on the Certificate of Title:

(iii) What is the value of plant and equipment in Western Australia (other than plant and equipment held or used in connection with the business of primary production) to which the entity or a linked entity was entitled?

\$

7. Previous exemption:

(a) Was there an acquisition of an interest in the entity within five years prior to the date of the acquisition the subject of this application?

Yes/No

If the answer is YES:

(b) (i) Was a farming property exemption under Part III BAA of the Stamp Act 1921 or a family farm exemption under the Duties Act granted for the earlier acquisition?

Yes/No

(ii) Is any of the land to which the entity is entitled, and for which the current exemption is being sought, land assets to which the entity was entitled when the earlier acquisition occurred?

Yes/No

You may have a future liability

Where the acquisition of the interest in the entity was made by the trustee of a discretionary trust, the trustee is taken to have made an acquisition of an interest in the entity if one of the following events occurs whilst the entity is still a landholder and the entity, or a linked entity, is still using any of the land assets to which it was entitled when the acquisition occurred solely or dominantly in the business of primary production:

- a) during the lifetime of the transferor, a person that is not a family member of the transferor becomes entitled to a share or interest (whether vested or contingent) in the trust, or otherwise benefits from the trust or
- b) the transferor gains control of the trust (in the terms described in 4(c)(ii) and (iii) above)

the trustee must lodge an acquisition statement with the Commissioner within two months of the event.

Important

A person who provides information to the Commissioner knowing it to be false or misleading in a material particular commits an offence under the *Taxation Administration Act 2003*. The penalty for the offence is:

- a) \$20,000 and
- b) three times the amount of duty that was avoided or might have been avoided if the false or misleading information had been accepted as true.

Declaration

I _____

of _____

Telephone () _____

declare that the information contained in this application is, to the best of my knowledge and belief, true, accurate and complete in every particular.

Official capacity in which declaration is made _____

Dated	/ /	Signature	
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Contact RevenueWA

Online	www.wa.gov.au/organisation/department-of-finance/duties-online-services		
Web enquiry	www.osr.wa.gov.au/DutiesEnquiry	Website	WA.gov.au
Office	200 St Georges Terrace Perth WA 6000	Phone	(08) 9262 1100 1300 368 364 (WA country landline callers)
Postal	GPO Box T1600 Perth WA 6845		