

GOVERNMENT OF TELANGANA
ABSTRACT

Revenue (R&S) Department – Registration Act, 1908 – Section 78 – Table of Fees –
Revision – Simplification and Rationalization of Fee structure - Orders – Issued.

REVENUE (REGISTRATION) DEPARTMENT

1. G.O.Ms.No. 463, Revenue (Registration I) Department, Dated: 17.8.2013.
2. G.O.Ms.No.60, Revenue (Registration) Department, Dated:20.07.2021.
3. C&IG(R&S) Lr.No.G3/5334/2021, Dated: -08-2021.

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ORDER:

The following notification will be published in an Extra-ordinary Issue of the
Telangana Gazette Dated: 02.09.2021.

NOTIFICATION

In exercise of the powers conferred by section 78 of the Registration Act, 1908 (Act XVI of 1908), and in supersession of the orders issued in G.O.Ms.No.463, Revenue (Registration I) Department, Dated: 17.08.2013 and G.O.Ms.No. 60, Revenue (Registration) Department, Dated:20.07.2021, the Governor of Telangana hereby notifies the following rates of fees as shown in the "Table of Fees".

The notification hereby made shall come into force with effect on and from 02.09.2021.

REGISTRATION FEES

The prescribed rates of Registration Fees are as follows:

TABLE OF FEES

(Prepared under Section 78 of the Registration Act, 1908)

Category (1):

Sl. No.	Description of instrument	Registration Fee
1	(a) Sale Deeds – Property falling in any area except Gram Panchayat	0.5%
	(b) Sale Deeds – Property falling in Gram Panchayat	2%
2	(a) Exchange -Property falling in any area except Gram Panchayat	0.5 %

	(b) Exchange – Property falling in Gram Panchayat	2%
3	Certificate of sale	0.5%
4	Decree in respect of immovable property	0.5%
5	Conveyance	0.5%
6	Lease	0.2%
7	License	0.2%
8	(a) Any Mortgage including Agreement relating to <i>Paripassu</i> Charge other than Sl.No. 8 (b) below and Sl.No.10 of category (2)	0.1%
	(b) Mortgage with Possession in Gram Panchayat Areas	1.6%

Category (2):

Sl. No.	Description of instrument	Registration Fee
1	(i) Gift in favour of Family Member	
	(a) Property falling in any area except Gram Panchayat	0.5% subject to a minimum of Rs.2,000/-and maximum of Rs.25,000/-
	(b) Property falling in Gram Panchayat	0.5% + (0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.25,000/-)
	(ii) Gift in favor of Person other than Family Member.	
	(a) Property falling in any area except Gram Panchayat	0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.1,00,000/-
	(b) Property falling in Gram Panchayat	1.5% + (0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.1,00,000/-)
	(iii) Gift in favour of Government/Gram Panchayat/Municipality/Municipal Corporation/UDA/ IALA	0.5 % subject to a minimum of Rs.2,000/-and maximum of Rs.10,000/-

2	(i) Settlement in favour of Family Member	0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.25,000/-
	(ii) Settlement in favor of Person other than Family Member	0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.1,00,000/-
	(iii) Settlement in favor of Government/Gram Panchayat/Municipality/Municipal Corporation/UDA/ IALA/	0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.10,000/-
3	Agreement of Sale cum General Power of Attorney	0.5% subject to a minimum of Rs.5,000/- and maximum of Rs.1,00,000/-
4	Development Agreement cum General Power of Attorney	0.5 % subject to minimum of Rs. 5,000/- and maximum of Rs.1,00,000/-
5	Release (Other than Sl.No.2 of Category 3)	
	(i) In favor of Family Member	0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.25,000/-
	(ii) In favor of any Person other than Family Member	0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.1,00,000/-
6	Power of Attorney for Consideration	0.5% subject to a minimum of Rs.5,000/- and maximum of Rs.1,00,000/-
7	Power of attorney given to sell /construct/develop/transfer immovable property to Family Member	0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.20,000/-
8	Power of attorney given to sell/construct/develop/transfer immovable property to Person other than Family Member	0.5 % subject to a minimum of Rs.5,000/- and maximum of Rs.1,00,000/-
9	Agreement to sell / construct / develop immovable property	0.5% subject to a minimum of Rs.5,000/- and maximum of Rs.50,000/-
10	Agreement relating to Deposit of Title Deeds falling under Article 7(a) of the Schedule IA to the Indian Stamp Act, 1899 whether or not having a reference relating to paripassu charge created in favor of more than one lender.	0.1% subject to maximum of Rs.10,000/-

11	Agreement relating to Pawn / Pledge / Hypothecation of Movable property / Machinery / Material / Stock	0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.50,000/-
12	Partition / Award directing partition (i) Among Family Members	Rs.2000/-
	(ii) Among other than Family Members	0.5% subject to a minimum of Rs.2,000/- and maximum of Rs.1,00,000/-

Category (3):

Sl. No.	Description of instrument	Registration Fee
1	Rectification / Ratification / Cancellation of any Deed	Rs.2,000/-
2	Receipt discharging Mortgage rights or Release of any Mortgage rights including Release of Deposit of Title Deeds or Re-conveyance of Mortgage rights.	Rs.2,000/-
3	Authentication of Special Power of Attorney	Rs.3,000/-
4	General Power of Attorney other than sale of immovable property	Rs.5,000/-
5	Private Attendance under Registration Act (upto 5 members) If more than 5 members, Rs.1000/- for each person in addition to Rs.10000/-	Rs.10,000/-
	Concession Fee: In case of physically challenged and persons aged 75 years and above (per person)	Rs.5000/-
6	Registration of Documents on Holiday	Rs.5,000/-
7	Registration of Will	Rs.3,000/-
8	Will Enquiry	Rs.5,000/-

9	Deposit of Sealed Cover / Opening of Sealed Cover of Wills	Rs.5,000/-
10	In case of all other documents where the transaction is not susceptible of money valuation	Rs.3,000/-

Category (4):

All other categories of documents which are not covered in the category (1), (2) and (3): **The Registration Fee is Rs.3,000/- per document.**

Definition of Family Member: Family Member for the purposes of this Table means father, mother, husband, wife, brother, sister, son, daughter and includes grandfather, grandmother, grandchild, adoptive father or mother, adopted son or daughter.

Valuation for Categories 1 and 2 : The value taken for charging stamp duty shall be the value for Registration fee.

The following fees are prescribed for issue of certified copies of documents and Encumbrance Certificate:

- (I) Conducting search and issue of Certified Copy - Rs.500/- per certificate
- (II) Conducting search and issue of Encumbrance Certificates:
 - (a) Upto 30 years - Rs.500/- per certificate
 - (b) More than 30 years - Rs.1,000/- per certificate