

Frequently Asked Questions (FAQs)

(Online Payment of Stamp Duty and Registration Fees.)

1) Who can pay Stamp Duty (SD) and Registration Fees (RF) using IDBI Website?

Any citizen whether IDBI account holder or non-account holder can pay using IDBI Website through www.idbibank.com

- a) IDBI Account holder with Net Banking Facility can pay using "Online" mode of payment and
- b) Non-account holder can pay using "Across the Bank Counter" mode of payment.

2) How I use "Across the Bank Counter" mode of payment?

The duty payer can generate a Web token online or offline by furnishing all the details of the transaction in to the Input Form and submit the Web token at the designated branch of IDBI. The transaction will be processed after the funds got credited to Banks account.

3) How to make the funds arrangement in case of "Across the Counter payment mode?

Either with a Demand Draft/Cheque payable locally or cash.

In case of DD/Cheque, the transaction can be done only after clearance of the DD/Chq. (Outstation Cheques/DD not allowed)

Alternatively, the duty payer can remit the requisite amount by way of NEFT from his bank to the designated account at the selected branch of IDBI and generate web token and visit the selected branch for submission of web token. (*Payment of stamp duty will be made only after submission of Web token at the selected branch of IDBI*) Any amount can be remitted through NEFT mode. Remittance by RTGS is not allowed. Amount remitted through RTGS shall be returned back.

4) What is the designated account for remittance through NEFT?

The message with details of designated account number, IFSC code etc. will be flashed once the duty payer selects the branch and type of instrument as NEFT. Note down the details and then remit the funds from your bank through NEFT.

5) What is Simple Receipt and e-SBTR?

These are type of Receipts (Challan) issued as proof of payment of SD and/or RF which are to be attached to the relevant documents (whether to be registered or not)

6) What is difference between Simple Receipt and e-SBTR?

- a) Simple Receipt is printed on a normal A4 size paper (same like we print e-ticket of railway journey booked on IRCTC)
- b) e-SBTR is printed on a prescribed stationery paper supplied by Indian Security press (Nasik) with in- built security features. E-SBTR looks like Non-Judicial Stamp Paper.

7) When to select Simple Receipt and when e-SBTR?

Simple Receipt is valid for those documents which are required to be registered. (Normally all the documents relating to Immovable Property) For Simple receipt minimum amount should Rs. 300/- for Across the Counter mode of payment and Re. 1/- for online mode of payment.

E-SBTR is valid for both registrable and optionally registrable documents where the stamp duty amount is minimum Rs 5000/- or above.

In case of optionally registrable documents where stamp duty amount is less than Rs 5000/- other modes of payment i.e. franking or non-judicial stamp papers may be used.

8) If I have to pay only Registration Fee then which receipt should be taken?

For payment of Registration Fee only, the Simple Receipt is valid. E-SBTR cannot be issued for payment of Registration Fee only.

9) Which branch of IDBI Bank be selected for online-eSBTR or Over the counter (Simple Receipt or eSBTR)?

In case of Online Simple Receipt option the duty payer can make payment online with the help of Net Banking and can take a print of the Simple Receipt which is generated after successful payment, at his desk only and need not go to the bank. The Simple receipt should be signed by the duty payer himself.

However, if he has opted for e-SBTR, he has to submit the Proof of Payment for obtaining e-SBTR to the branch of IDBI which is selected from the drop down list at the time of data entry in the in-put form (Web Token)

(Proof of payment is a receipt which is generated once the customer's account is debited through Net Banking, which is to be printed and produced to the selected branch of IDBI Bank for obtaining the e-SBTR)

In case of over the counter mode of payment also the duty payer can select any convenient/nearest branch of IDBI from the drop down list.

The date of GRN

10) Which office name be selected.

The duty payer should select the District first and then select the concerned Sub Registrar Office (SRO) under the jurisdiction. The duty payer to confirm and select the correct District and SRO. The Bank is not responsible for incorrect particulars. State Government has not provided for any modification/corrections after payment.

11) Which District and Office name be selected if the documents are not to be registered?

Even though the documents are not to be registered the relevant district and any office name under the district must be selected. It is given to understand by the Stamp authorities that this is required for the purpose of allocating the duty collection to District wise treasuries.

12) If Duty payer id and other party id compulsory?

Yes, all the fields marked with (*) are mandatory.

13) How I select correct Article code or who will guide me for this?

Since IDBI Bank is only the collecting agent for Govt of Maharashtra, the duty payer has to be sure about the correct Article code or all the material facts of the transaction. The bank will not be responsible for such details. State Government has not provided for any modification/corrections after payment.

14) What address for the Property details be given?

It must be the address of the property for which the stamp duty is being paid.

15) What if I have made payment of SD/RF with some wrong details? Can modification be done by the Bank in Simple Receipt or e-SBTR?

No. Once payment is made and Government Receipt No (GRN) is generated no modifications are possible thereafter. State Government has not provided for any modification after payment.

16) Where I can submit the Refund Claim?

The Refund claims are to be submitted to Stamp Office. Bank is not responsible for e-payment refund claims. Please refer detailed circular available on www.igrmaharashtra.gov.in for this purpose.

17) What if the Sub Registrar Officer is not able to view the details of payment?

When the Government Receipt No (GRN) and Challan Identification No (CIN) are generated, the transaction is complete from Bank. The SROs are provided with Help Line Numbers to take technical support from their IT department, under such circumstances.

18) Can consolidated amount for multiple stamp duty payment transactions be remitted?

No. For each transaction separate remittance is necessary. Consolidated remittance for multiple transactions is not allowed.

19) Can multiple web tokens with same remittance details (UTR/Reference no/Instrument No) be generated?

No. as stated above separate remittance for each transaction is necessary.

20) For more details/information on e-payment of stamp, the duty payer may visit www.igrmaharashtra.gov.in

