

ANTIGUA AND BARBUDA



**NON-CITIZENS LAND HOLDING REGULATION (PRESCRIBED FORMS)
REGULATIONS, 2021**

STATUTORY INSTRUMENT

2021, No. 108

*[Published in the Official Gazette Vol. XLI No. 87
dated 2nd December, 2021.]*

Printed at the Government Printing Office, Antigua and Barbuda,
by Noel F. Abraham, Government Printer
— By Authority, 2022

ANTIGUA AND BARBUDA

**NON-CITIZENS LAND HOLDING REGULATION (PRESCRIBED FORMS)
REGULATIONS, 2021**

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ANTIGUA AND BARBUDA
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REGULATIONS, 2021

STATUTORY INSTRUMENT

2021, No. 108

NON-CITIZENS LAND HOLDING REGULATION (PRESCRIBED FORMS) REGULATIONS made by the Minister in exercise of the powers conferred by section 25 of the Non-citizens Land Holding Regulation Act, Cap. 293 as amended by the Non-citizens Land Holding Regulation (Amendment) Act, 2021 No. 32 of 2021

1. Citation

These Regulations may be cited as the Non-citizens Land Holding Regulation (Prescribed Forms) Regulations, 2021

2. Interpretation

In these Regulations “Act” means the Non-citizens Land Holding Regulation Act, Cap. 293

3. Non-citizen Land Holding Application Forms

The forms required to be used pursuant to the Act shall be in the appropriate form prescribed in the Schedule to these regulations.

4. Application for licence

(1) Every application for a licence shall be duly completed either online or downloaded and completed and addressed to the Solicitor General.

(2) Application forms shall be obtained from the Website of the Ministry of Legal Affairs at www.legalaffairs.gov.ag

(3) Every application form shall be accompanied by a receipt of payment of the application fee of \$100.00, issued in the name of the applicant, and stating the type of licence applied for.

5. Prescribed Forms

(1) The prescribed Form for a licence to hold land to be completed by

(a) a natural person shall be Form NCLHL 1

(b) a corporate entity shall be Form NCLHL 2

- (2) The prescribed Form for a licence to be a shareholder of a non-citizen corporate entity holding land shall be Form NCLHL 3
- (3) The prescribed Form for a licence to be a member of a non-citizen company without share capital that is holding land shall be Form NCLHL 4
- (4) The prescribed Form for a licence to be a director/managing member of a non-citizen corporate entity holding land shall be Form NCLHL 5
- (5) The prescribed Form for a licence to hold a mortgage on land held by a non-citizen to be completed by
 - (a) an individual person shall be Form NCLHL 6
 - (b) a non-citizen corporate entity shall be Form NCLHL 7
- (6) The prescribed Form for a licence of any of the provisions of the Act to hold land in trust for a non citizen shall be Form NCLHL 8
- (7) The prescribed Form for applying for exemption or deferral of payment of stamp duty shall be Form NCLHL 9.

6. Expedited processing of application

- (1) An applicant for a licence to hold land under the Act may, on request in writing to the Minister, be provided with expeditious processing of his or her application within 14 days of receipt of the request, once the application submitted is duly completed and accompanied by the prescribed documents specified in the prescribed form.
- (2) A request for expeditious processing of application shall be accompanied with the appropriate fee specified below and payable to the Commissioner of Inland Revenue.
- (3) Where the value of the land is-
 - (a) US\$5.5 Million or more the fee payable shall be US\$5,500.00,
 - (b) US\$1.5 Million or more, but does not exceed US\$5.5 Million the fee shall be US\$3,500.00,
 - (c) US\$500,000.00 or more, but does not exceed US\$1.5 Million the fee payable shall be US\$1,500.00, and
 - (a) Less than US\$500,000.00 the fee shall be US\$1,500.00.

7. Completion of Forms online

- (1) Completed Forms shall be duly signed in person by the applicant and sent to the Solicitor General at the following address:

**Ministry of Legal Affairs
Government Office Complex
Parliament Drive
St. John's
Antigua
Email address: legalaffairs@ab.gov.ag**

SCHEDULE

Prescribed Application Forms

**ANTIGUA AND BARBUDA
NON-CITIZENS LAND HOLDING REGULATION
ACT, CAP. 293**

APPLICATION FORM NCLHL 1

TO HOLD LAND-INDIVIDUAL APPLICANT

.....

NOTICE: The information requested below is required to enable the Cabinet to advise the Governor General of the fitness of the applicant, as a proper person, to be granted a licence to hold and develop the land so held in accordance with the provisions of the Non-citizens Land Holding Regulation Act. All parts of the Form must be completed with the correct information.

(Please fill in Form as applicable)

- 1. Name(s) of Applicant:
-
- 2. Permanent Address (including E-mail
address and Telephone No.):
-
-
-
- 3. Nationality of Applicant:
- 4. Occupation:
- 5. Registration Particulars of the Reg. Section:
-
- parcel of land in respect of which Block No.:

application is made.

Parcel No.:

Acreage:

Location:



Freehold



Leasehold

6. Application for licence to hold Land (tick whether freehold or leasehold)

7. Purchase Price (if land is freehold) Annual rent if land is Leasehold): (Exhibit copy of transfer instrument or lease agreement)

8. Name and Address of Vendor / Lessor: If vendor is a non-citizen the date and Licence number of his or her licence (Exhibit a copy of the licence and Folio No. issued by the Record Office)

9. Nationality of Vendor/Lessor: (Exhibit bio page of passport)

10. Amount paid by Vendor/Lessor on purchase and date of purchase:

11. If land is developed give: (a) brief description of building thereon, and (b) Exhibit a certificate signed by the Commissioner of the property tax paid for the two years preceeding the date of application

12. Purpose for Acquisition: Residential / Commercial (delete and initial where applicable) Industrial / Tourism Development

Property Investment

13. If acquisition is for purpose of residence:
- (i) state whether you propose to build
or renovate existing building;
 - (ii) state number of rooms and the
proposed time table for
commencement and completion
of the proposed development;
 - (iii) Estimated capital outlay and
source of funding:
14. If acquisition is for industrial, commercial,
or tourism development:
- (i) give brief particulars including
extent of proposed development,
number of rooms and time table,
for completion
 - (ii) date of commencement
and completion
 - (iii) date of completion
 - (iv) estimated capital outlay and
sources from which the project will
be financed.
15. Registration particulars of current or
previously owned parcel of land held in
your name or in the name of a company
in which you are a shareholder or director
(Exhibit certified copy of extract of
Land register).
16. Names and addresses of Applicant's
Bankers:

- 17. Names and addresses, including Email
and telephone numbers of two references,
(persons known to the applicant
for at least two years):
- 18. Name and Address of Real estate Agent
(including email address
Telephone Number)
- 19. Name and Address of Attorney-at-Law
submitting Application including
Email address and Telephone Number:

Signed by Applicant (s))
 On the day of 2021) _____
)
 In the presence of:)
 Name of Witness) _____
 Signature) _____
 _____)

Witness

KINDLY NOTE: (1) Land Value Appreciation Tax is payable by a Non-Citizen Vendor equal to five percent (5%) of the difference between the value of the land at the time he became owner thereof, together with any subsequent expenditure of a capital nature thereon and the value of the land at the time of disposal: section 19 of the Non-Citizens Land Holding Regulation Act, Cap 293; (2) Non-citizen Undeveloped Land Tax is payable where the land has not been developed in breach of the Vendors licence or in breach of the Undeveloped Land Tax Act.

DOCUMENTS TO BE SUBMITTED WITH APPLICATION	OFFICIAL CHECK
1. Certified Copy of Extract of Land Register
2. Copy of Vendor's/ Lessor's licence (where applicable)
3. Copy of a certificate of the Commissioner of property tax paid for the two years preceeding the date of the application
4. Copy of Purchaser's passport bio and two passport size photograph of applicant
5. Copy of lease Agreement or transfer Instrument
6. Copy of Vendor's passport bio page (where vendor is a citizen)
7. Bank Reference of applicant
8. Two Personal Reference letters of Persons who have known the applicant for at least two years
9. Valuation report by a registered valuer
10. Sales and Purchase Agreement
11. Survey map of location of land
12. Receipt of Application fee payable to Inland Revenue Department

**To: The Solicitor General
Ministry of Legal Affairs
Government Office Complex
Parliament Drive
Email address: legallaffairs@ab.gov.ag**

ANTIGUA AND BARBUDA

**NON-CITIZENS LAND HOLDING REGULATION
ACT, CAP. 293**

APPLICATION FORM NCLHL 2

TO HOLD LAND-CORPORATE APPLICANT

.....

NOTICE: The information requested below is required to enable the Cabinet to advise the Governor General of the fitness of the applicant, as a proper person, to be granted a licence to hold, develop and manage the land so held in accordance with the provisions of the Non-citizen Land Holding Regulation Act, Cap.293. All parts of the Form must be completed with the correct information.

(Please fill in Form as applicable)

- 1. Name of Corporate Applicant:
- 2. Country of Incorporation
- 3. Date and Number of Certificate of
Incorporation:
- 4. Address of Corporate applicant,
(including Email address and
Telephone No.):
- 5. Registered Office and Address:
of corporate applicant:
- 6. Where applicant is incorporated outside
Antigua and Barbuda, state whether the
applicant has been registered as external
company in Antigua and Barbuda

7. Names of current Directors/Managing (i)
Members
Nationality: (ii)
Address including Email address (iii)
and Telephone No.
Name of Director/Managing Member (i)
Nationality: (ii)
Address including Email address (iii)
and Telephone No.
8. Date and number of Non-citizens
Land Holding Licence (where vendor
is a non-citizen)
9. Registration Particulars the parcel of land Reg Section
in respect of which application is made: Block No :
Parcel No
Acreage:
Location:
10. Purchase Price (or aggregate rental
amount and rental term, where land
is a lease):
11. Name and address of Vendor/Lessor):
.....
.....
12. Nationality of Vendor / Lessor):
13. Market value of property
14. Price paid by Vendor/ Lessor at
the time of purchase or acquisition:
15. Purpose for Acquisition: Residential / Commercial
(delete and initial where not applicable) Industrial / Tourism Development

Property Investment/Agricultural

- 16. If Land is developed [(a) give brief description of development thereon: (b) exhibit a certificate signed by the Commissioner of property taxes paid for the two years preceeding the date of the application
- 17. If land is undeveloped or partially developed or require renovation, state proposed date of commencement and completion of development, size of Building to be constructed and estimated cost. If land is for agricultural purposes state acreage of the Farm land, crops to be cultivated and the estimated investment.
- 18. If acquisition is for industrial, commercial Or tourism development, give brief Particulars, including extent of proposed Development, time table and sources from which project will be financed:
- 19. Registration particulars of current Parcel(s) of land owned by the applicant:
- 20. Names and addresses of applicant’s Bankers (including Email and Telephone No):.
- 21. Names and addresses of two references, Including email and telephone numbers

- of which one of the references must be a resident of Antigua and Barbuda
- 22. Name and address of applicant's Real Estate Agent,(including Email address and Telephone No)
- 23. Name and Address of Attorney at Law/ or Agent.(including Email address and Telephone No.

Signed by Chairman/ Director or Managing Director of applicant's Company)
 On the day of 2021)
 In the presence of:)
 Name of Witness)
 Signature)
)
)

Witness

KINDLY NOTE: (1) Land Value Appreciation Tax is payable by a Non-Citizen Vendor equal to five percent (5%) of the difference between the value of the land at the time he became owner thereof, together with any subsequent expenditure of a capital nature thereon and the value of the land at the time of disposal: section 19 of the Non-Citizens Land Holding Regulation Act, Cap 293; (2) Non-citizen Undeveloped Land Tax is payable where the land has not been developed in breach of the Vendors licence or in breach of the Undeveloped Land Tax Act.

DOCUMENTS TO BE SUBMITTED WITH APPLICATION	OFFICIAL CHECK
1. Certified copy of Land Register
2. Copy of Cadastral Survey Location
3. Copy of a certificate of the Commissioner of property taxes paid for the two years preceeding the date of the application
4. Copy of Vendor’s Non-citizens Land Holding Licence (where vendor is a Non-citizen)
5. Copy of Certificate of Incorporation
6. Copy of Certificate of Good Standing (as of date of application)
7. Copy of Certificate of registration of Applicant company or corporate entity (where company or entity is incorporated outside Antigua and Barbuda)
8. Bank reference of the applicant
9. Copy of Annual Return of company/or Corporate entity for the previous year
10. Receipt of Application fee payable to Inland Revenue Department
11. Proof of citizenship where vendor is Claiming to be a citizen
12. Certificate of registration as an external company in Antigua and Barbuda	

**To: The Solicitor General
Ministry of Legal Affairs
Government Office Complex**

**Parliament Drive
Email address: legallaffairs@ab.gov.ag**

ANTIGUA AND BARBUDA

**NON-CITIZENS LAND HOLDING REGULATION
ACT, CAP. 293**

APPLICATION FORM NCLHL 3

TO HOLD SHARES

.....

NOTICE: The information requested below is required to enable the Cabinet to advise the Governor General of the fitness of the applicant, as a proper person to be granted a licence to hold shares in a non-citizen company in accordance with the provisions of the Non-citizens Land Holding Regulation Act, Cap.293. All parts of the Form must be completed with the correct information.

(Please fill in Form as applicable)

1. Name of Applicant:
2. Nationality:
3. Permanent address:
- (including Email address
- and Telephone No).
4. Occupational Status:
5. Local address (if a resident):
-
6. Name of Company or corporate entity
- whose shares are being purchased
7. Date of incorporation and registered No.:

(where applicant is a corporate entity
 incorporated outside Antigua and Barbuda
 state whether the corporate entity has been
 registered as an external company, if it has
 been so registered, state the date and numbers of registration.

8. Registered address of Company or
 Corporate entity, (including
 E-mail address and telephone No.):

9. Number of shares to be held by
 applicant and value of each share

10. Where a share is being transferred
 by a previous shareholder, provide
 the following-

(a) Name and address of the shareholder-
 Transferor and the number
 and price of each share at the
 time of acquisition or purchase
 (Exhibit copy of shareholder vendor’s
 licence if shareholder is a non-citizen)

11. Nationality of shareholder
 Exhibit copy of shareholder’s licence
 If the shareholder is a non-citizen.

12. Registration particulars of the parcel of Reg. Section:
 land held by the corporate entity of Block No. :
 which application for a licence to be Parcel No.:
 a shareholder is made. Acreage:

Location:

- 13. Give particulars of the company's or
Corporate entity's land holding licence
particulars:
Name, number of licence and
date of licence
- 14. Names and addresses of two personal
References (including E-mail address
and Telephone No.)
- 15. Name and Address of Vendor
transferring shares, including
email address and telephone No.
- 16. Valuation Report of Company's real estate
- 17. Name and address of Attorney-at-Law/
Agent submitting Application, including
Email address and Telephone No.

Signed by Applicant)

On the day of 2021)

In the presence of:)

Name of Witness)

Signature)

_____)

Witness

**DOCUMENTS TO BE SUBMITTED
WITH APPLICATION**

OFFICIAL CHECK

- | | |
|--|-------|
| 1. Copy of Company’s Certificate of Incorporation | ..... |
| 2. Copy of Certificate of Good Standing
(as at the date of application) | |
| 3. Copy of Last Annual Return | ..... |
| 4. Certified copy of Extract of Land Register of the
Land held by the company or corporate
entity of which the vendor is a shareholder | |
| 5. Copy of Non-citizens Land Holding licence | ..... |
| 6. A copy of the annual returns in the case of
corporate entity shareholder. | |
| 7. Personal or Bank Reference | ..... |
| 8. Receipt of Application fee payable to
Inland Revenue Department | |
| 9. Proof of citizenship where vendor is
Claiming to be a citizen | |

**To: The Solicitor General
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ANTIGUA AND BARBUDA

**NON-CITIZENS LAND HOLDING REGULATION
ACT, CAP. 293**

APPLICATION FORM NCLHL 4

**TO BE A MEMBER OF A COMPANY
HAVING NO SHARE CAPITAL**

.....

NOTICE: The information requested below is required to enable the Cabinet to advise the Governor General of the fitness of the applicant, as a proper person to be granted a licence to be a member of a non-citizen company having no share capital. All parts of the Form must be completed with the correct information.

(Please fill in Form as applicable)

1. Name of Applicant:
2. Nationality:
3. Permanent address:
- (including E-mail address
- and Telephone No).
4. Occupational Status:
5. Local address (if a resident):
-
6. Name of the Company or corporate entity
- for which licence application for
- membership is made
7. Date of incorporation and registered No.:
- (Where incorporated outside
- Antigua and Barbuda, state date of
- Registration as an external company

in Antigua and Barbuda)

8. Registered address of Company or Corporate entity, (including E-mail address and telephone No.):

9. Percentage of applicant’s interest in the company

10. Nationality of the member

11. Registration particulars of land held by corporate entity of which application for a licence to be a member is made.

Reg. Section:
Block No. :
Parcel No.:
Acreage:
Location:

12. If the land is developed give:
(a) brief description of development thereon and
(b) certificate signed by the Commissioner for of property taxes paid two years preceding the date of application

13. Names and addresses of two personal References (including E-mail and Telephone No.)

14. Does the applicant already posses interest in the company listed in 6 above? If yes attach proof of interest to this application.

15. Valuation Report of Company’s real estate

16. Name and address of Attorney-at-Law/ Agent submitting Application, (including Email address and Telephone No

Signed by Applicant)
 On the day of 2021)
 In the presence of:)
 Name of Witness) _____
 Signature) _____
 _____)
 Witness

DOCUMENTS TO BE SUBMITTED WITH APPLICATION

OFFICIAL CHECK

- | | |
|--|-------|
| 1. Copy of Company’s Certificate of Incorporation | ..... |
| 2. Copy of Certificate of Good Standing
(as at the date of application) | |
| 3. Copy of certificate of Commissioner of property taxes paid for two years preceeding the date of application | ..... |
| 4. Copy of Last Annual Return | ..... |
| 5. Certified copy of Extract of Land Register of the Land held by the company or corporate entity of which the vendor is a shareholder | ..... |
| 6. Copy of Non-citizens Land Holding licence | ..... |
| 7. Bank Reference | ..... |
| 8. Receipt of Application fee payable to Inland Revenue Department | ..... |
| 9. Proof of citizenship if vendors claims to be a citizen | |

**To: The Solicitor General
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ANTIGUA AND BARBUDA

**NON-CITIZENS LAND HOLDING REGULATION
ACT, CAP. 293**

APPLICATION FORM NCLHL 5

TO HOLD DIRECTORSHIP/MANAGING MEMBER

.....
NOTICE: The information requested below is required to enable the Cabinet to advise the Governor General of the fitness of the applicant as a proper person to be granted a licence to be a director of a non-citizen company under the Non-Citizens Land Holding Regulations Act, Cap. 293. All parts of the Form must be completed with the correct information.

(Please fill in Form as applicable)

- 1. Name of Applicant:
- 2. Nationality:
- 3. Permanent address:
- (including email address
- and telephone No.)
- 4. Occupational Status:
- 5. Local address (if a resident):
-
-
- 6. Name of Company or corporate entity
- of which an application for licence
- to be a director or managing member is made.

- 7. Date of incorporation and registered No.:
- 8. Registered office address of Company
in Antigua and Barbuda (including
Email address and Telephone No.):
- 9. Registered particulars of land held
by company or corporate entity of which
application for a licence to be a
director is submitted. Reg. Section:
Block No. :
Parcel No.:
Acreage
Location:
- 10. Names and addresses of two Personal
References, who have known the
applicant for at least two years
- 11. Name and address of Attorney-at-Law
/Agent submitting Application, (including
Email address:
Telephone No)

Signed by Applicant (s))

On the day of 2021)

In the presence of:)

Name of Witness)

Signature)

_____)

Witness

DOCUMENTS TO BE SUBMITTED WITH APPLICATION	OFFICIAL CHECK
1. Certified Copy of Company’s Certificate of Incorporation
2. Certified Copy of Certificate of Good Standing (as at the date of application)
3. Certificate of registration if company is Incorporated outside Antigua and Barbuda
4. Certified Copy of Last Annual Return
5. Certified Copy of Land Register of the land held by the Company or corporate entity of which the Applicant is a director/managing member
6. Copy of Company’s licence to hold land in Antigua and Barbuda
7. Bank Reference
8. Receipt of Application fee payable to Inland Revenue Department

**To: The Solicitor General
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ANTIGUA AND BARBUDA

**NON-CITIZENS LAND HOLDING REGULATION
ACT, CAP. 293**

APPLICATION FORM NCLHL 6

TO HOLD LAND AS MORTGAGEE/CHARGEY BY INDIVIDUAL

.....

NOTICE: The information requested below is required to enable the Cabinet to advise the Governor General that, for the purposes of the Non-citizen Land Holding Regulation Act, Cap.293, the applicant is a fit and proper person to be granted a licence to hold land as a mortgagee. All parts of the Form must be completed with the correct information
(Please fill in Form as applicable)

- 1. Name and address of Applicant:
 (including E-mail address
 and Telephone No
- 2. Nationality of Mortgagee
- 3. State particulars of the mortgagor's
 land held as mortgages by the mortgagee
- 4. Provide the value of each parcel
 of land, the amount of loan
 granted, and the purpose of the loan
- 5. Non-citizens Land Holding Licence of
 Mortgagor (Date and Number of Licence
 Exhibit Licence):

- 6. If Land not vacant give
 - (a) brief description of buildings thereon and
 - (b) exhibit a certificate signed by
 - the Commissioner of property taxes paid
 - for the two years preceeding the application
- 7. Names and address of Applicant's Bankers
- 8. Names and addresses of two references, (including Email addresses and Telephone Nos)
- 9. Name of Attorney-at-Law/ Agent submitting application on behalf of

Applicant(s):

Signed by Chairman/ Director)
 Managing /Member of the Company) _____
 On the day of 2021)
) _____
 In the presence of)
 Name of Witness) _____
 Signature) _____
 _____)

Witness

KINDLY NOTE: (1) Land Value Appreciation Tax is payable by a Non-Citizen Vendor equal to five percent (5%) of the difference between the value of the land at the time he became owner thereof, together with any subsequent expenditure of a capital nature thereon and the value of the land at the time of disposal: section

19 of the Non-Citizens Land Holding Regulation Act, Cap 293; (2) Non-citizen Undeveloped Land Tax is payable where the land has not been developed in breach of the Vendors licence or in breach of the Undeveloped Land Tax Act.

DOCUMENTS TO BE SUBMITTED WITH APPLICATION	OFFICIAL CHECK
1. Copy of extract of Land Register
2. Copy of Cadastral Survey Location
3. Copy of Mortgagor’s Non-citizen Licence
4. Copy of certificate of Commissioner of property taxes paid for the two years preceeding the date of application
5. Copy of Certificate of Incorporation
6. Copy of Certificate of Good Standing (as of date of application)
7. Copy of Annual Return for the previous year
8. Bank reference
9. Receipt of Application fee payable to Inland Revenue Department

**To: The Solicitor General
 Ministry of Legal Affairs
 Government Office Complex
 Parliament Drive
 Email address: legallaffairs@ab.gov.ag**

ANTIGUA AND BARBUDA
NON-CITIZENS LAND HOLDING REGULATION
ACT, CAP. 293

APPLICATION FORM NCLHL 7

TO HOLD LAND AS MORTGAGEE/CHARGE BY A CORPORATE ENTITY

.....

NOTICE: The information requested below is required to enable the Cabinet to advise the Governor General that, for the purposes of the Non-citizen Land Holding Regulation Act, Cap.293, the applicant is a fit and proper person to be granted a licence to hold land as a mortgagee. All parts of the Form must be completed with the correct information.

(Please fill in Form as applicable)

1. Name of Applicant:
2. Address of applicant(s)
- (including Email address and
- Telephone No).
3. Date and Number of Certificate of
- Incorporation (where company is incorporated
- outside Antigua and Barbuda, state whether
- the company is registered as external company
- in Antigua and Barbuda and if registered,
- the number and date of registration
4. Registered Address of applicant

- (including Email address and
Telephone No.):
- 5. Non-citizens Land Holding Licence of
Mortgagor where Mortgagor is a non-citizen
(Date and Number of Licence
Exhibit Licence):
- 6. State particulars of the parcel of land
held on mortgage for the year preceeding
the application and the value of each land
- 7. If Land not vacant, give:
(a) brief description of buildings thereon:
(b) exhibit copy of certificate signed by
the Commissioner of property taxes
paid for the two years preceeding
the application
- 8. Name and address of Applicant’s
Bankers
- 9. Name and addresses of two references,
(including Email addresses and
Telephone Nos for non-corporate
applicants
- 10. Name of Attorney-at-Law/ Agent

submitting application on behalf of

Applicant(s):

Signed by Chairman/ Director or)
 Managing Director of Company) _____
 On the day of 2021) _____
) _____
 In the presence of) _____
 Name of Witness) _____
 Signature) _____
 _____)

Witness

KINDLY NOTE: (1) Land Value Appreciation Tax is payable by a Non-Citizen Vendor equal to five percent (5%) of the difference between the value of the land at the time he became owner thereof, together with any subsequent expenditure of a capital nature thereon and the value of the land at the time of disposal: section 19 of the Non-Citizens Land Holding Regulation Act, Cap 293; (2) Non-citizen Undeveloped Land Tax is payable where the land has not been developed in breach of the Vendors licence or in breach of the Undeveloped Land Tax Act.

DOCUMENTS TO BE SUBMITTED WITH APPLICATION	OFFICIAL CHECK
1. Copy of extract of Land Register
2. Copy of Cadastral Survey Location
3. Copy of Mortgagor's non-citizen licence
4. Copy of certificate of the Commissioner showing property taxes paid for two years preceeding the date of application
5. Copy of Certificate of Incorporation
6. Copy of Certificate of Good Standing (as of date of application)
7. Copy of Annual Return for the previous year

ANTIGUA AND BARBUDA
NON-CITIZENS LAND HOLDING REGULATION
ACT, CAP. 293

APPLICATION FORM NCLHL 8

APPLICATION TO HOLD LAND IN TRUST

.....

NOTICE: The information requested below is required to enable the Cabinet to consider and advise the Governor General of the fitness of the applicant as a proper person, to be granted a licence to hold land in trust for the purpose of the Act. All parts of the Form must be completed with the correct information.

1. Name of Applicant(s)/(Trustee):
.....
2. Address of applicant(s)
Email address and
Telephone No.
3. Date and Registration Number of
Trustee (where trustee is a corporate body
Date and place of incorporation)
4. Registered Office of applicant:
(for corporate applicants)
Email address and
Telephone No.:
5. Non-citizens Land Holding Licence of

vendor (Date and Number of Licence

Exhibit Licence):

6. Names of mortgagee (where trust property
is the subject of mortgage)

7. If Land not vacant:

(a) give brief description of development
thereon and

(b) exhibit copy of certificate signed by
the Commissioner of property taxes
paid for two years preceeding the
date of application

8. Name and address of beneficiaries,
Email address and
Telephone No.

9. Names and address of Applicant's
Bankers:
Email address and
Telephone No. :

10. Names and address of two references,
including Email addresses and
Telephone Nos. for non-corporate
applicants

11. Names and addresses of two references,

(including E-mail addresses and
Tel. Nos. for each reference)
12. Name of Attorney-at-Law/Agent
representing Applicant(s):

Signed by Chairman/ Director or)
Managing Director of Company) _____
On the day of 2021)
) _____
In the presence of)
Name of Witness) _____
Signature) _____
_____)

Witness

KINDLY NOTE: (1) Land Value Appreciation Tax is payable by a Non-Citizen Vendor equal to five percent (5%) of the difference between the value of the land at the time he became owner thereof, together with any subsequent expenditure of a capital nature thereon and the value of the land at the time of disposal: section 19 of the Non-Citizens Land Holding Regulation Act, Cap 293; (2) Non-citizen Undeveloped Land Tax is payable where the land has not been developed in breach of the Vendors licence or in breach of the Undeveloped Land Tax Act.

DOCUMENTS TO BE SUBMITTED WITH APPLICATION	OFFICIAL CHECK
1. Copy of extract of Land Register
2. Copy of Cadastral Survey Location
3. Copy of Vendor’s non- citizen licence (where applicable)
4. Copy of Certificate of Commissioner showing Property taxes paid for two years preceeding the application
5. Copy of Certificate of Incorporation
6. Copy of Certificate of Good Standing (as of date of application)
7. Copy of Annual Return for the previous year
8. Bank reference
9. Receipt of Application fee payable to Inland Revenue Department

**To: The Solicitor General
Ministry of Legal Affairs
Government Office Complex
Parliament Drive
Email address: legalaffairs@ab.gov.ag**

ANTIGUA AND BARBUDA

**NON-CITIZENS LAND HOLDING REGULATION
ACT, CAP. 293**

APPLICATION FORM NCLHL 9

REQUEST FOR WAIVED/DEFERAL OF THE PROVISIONS OF THE ACT

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NOTICE: The information requested below is required to enable the Cabinet advise the Governor General of the fitness of the applicant to be granted a licence to hold develop and manage the land so held in accordance with the Non-Citizen Land Holding Regulation Act. All parts of the Form must be completed with the correct information.

(Please fill in Form as applicable)

1. Name and address of applicant for NCLHL to which this request applies:

.....
.....
.....

2. Indicate which request is being made:

Deferral of the payment of stamp duty payable under section 18 to a date, not exceeding three years, commencing on the date specified in the licence for completion.

Exemption from any provisions of the Non-citizen Land Holding Regulation Act.

3. Where the application is made for a deferral of payment of stamp duty indicate the total amount of stamp duty payable and whether the deferral is in relation to the whole stamp duty or part thereof.

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.....
.....

4. If you have picked exemption above please outline the requested exemption, and in the case of exemption from the payment of Stamp Duty under section 18, State the total amount of stamp duty payable and the amount applied for deferral..

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.....
.....

5. Registration Particulars of land

Reg. Section:

in respect of which application is made:

Block No.:

Parcel No.

Acreage:

Location:

6. Amount of stamp duty owed :

.....

Signed by Chairman/ Director or)

Managing Director of applicant's Company)

On the day of 2021)

In the presence of:)

Name of Witness)

Signature)

_____)

Witness

OR

(remove the non-applicable signature format)

Signed by Applicant (s))
On the day of 2021) _____
)
In the presence of:)
Name of Witness) _____
Signature) _____
_____)
Witness

KINDLY NOTE: (1) Land Value Appreciation Tax is payable by a Non-Citizen Vendor equal to five percent (5%) of the difference between the value of the land at the time he became owner thereof, together with any subsequent expenditure of a capital nature thereon and the value of the land at the time of disposal: section 19 of the Non-Citizens Land Holding Regulation Act, Cap 293; (2) Non-citizen Undeveloped Land Tax is payable where the land has not been developed in breach of the Vendors licence or in breach of the Undeveloped Land Tax Act.

**To: The Solicitor General
Ministry of Legal Affairs
Government Office Complex
Parliament Drive
Email address: legalaffairs@ab.gov.ag
Telephone No. 462-0245**

Made this 30th day of November, 2021

Hon. Steadroy Benjamin,
Minister of Legal Affairs.