

Press Release  
**FOR IMMEDIATE RELEASE**  
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## **e-conveyancing now a reality as Easy Convey client files first online Stamp Duty Land Tax return**

Real-time validation of all data will signal the end of long delays, extra costs, fines and confusion for solicitors and their clients

Easy Convey Ltd ([www.easyconvey.com](http://www.easyconvey.com)), a leading developer of electronic conveyancing products and services, has today announced that one of its clients, solicitors Layard Horsfall, has filed the UK's first online Stamp Duty Land Tax return.

As part of the Government's move towards e-conveyancing, HM Revenue and Customs (HMRC) is now allowing Land Transaction Returns to be submitted via the Internet for the first time. Easy Convey is one of only two external companies that have been recognised by HMRC to provide conveyancers with a secure method of sending Land Transaction Returns online.

HMRC has come under fire recently for replacing what used to be a one-page form for dealing with stamp duty, with a six page form for Stamp Duty Land Tax (SDLT). The SDLT form requires far more information than the old stamping form, and because of this, detractors claim that the new form has resulted in increased costs.

**"Historically, a lot of solicitors have absorbed the extra costs caused by the complex nature of HMRC's paper-based system of Land Transaction Returns, but that simply cannot go on,"** says Dominic Cullis, Managing Director, Easy Convey Ltd. **"The Law Society has hundreds of examples of printed forms that have been rejected – even though they have been filled in correctly – because they have been misread by the Revenue's scanner system. Everyone in the industry was demanding a better solution, and so we decided to integrate the Inland Revenue's e-Submission into CASA."**

With Easy Convey's Conveyancing Administration Software Application (CASA), a Stamp Duty Land Tax return is extremely simple to process. Not only does CASA allow for online completion of forms SDLT1, 2, 3 & 4, but it also has the ability to save partially completed returns. To save even more time, forms are even pre-populated, where possible, with all of the relevant information required (using data previously gathered as part of the conveyancing process), saving the user from having to enter the same data over and over again.

CASA has been specifically designed to be both intuitive and 'user friendly', so that users are only required to complete the minimum amount of information for an online tax return. CASA will even automatically calculate the tax liability due on the freehold purchase.

**"I am delighted to be involved with this landmark in e-conveyancing,"** said David Horsfall, Director at Layard Horsfall solicitors. **"The system was easy to use and saved so much time and effort, with the vast majority of information automatically inserted by CASA. I recommend this service to all in the profession."**

In order to make sure that CASA would present all of the electronic information required by HMRC in exactly the right format, software developers from Easy Convey received comprehensive training from HMRC's Software Development Support Team. As such, Land Transaction Returns submitted electronically by CASA fully comply with all HMRC standards and specifications, and Easy Convey has received recognition from HMRC to that effect.

Real-time validation of all data will also make sure that any errors are caught immediately. Traditionally, a large number of paper-based forms have been returned due to basic mistakes, even where all necessary information has been supplied, leading to delays, extra costs, fines and confusion for solicitors and their clients.

However, when filing online, the practice can send a copy of the return to their clients for approval without an effective date, leaving the practice free to insert the effective date on submission. Alternatively the client can instruct the practice to act as their agent. All returns are given a Unique Transaction Reference Number (UTRN), along with a digital receipt for each return successfully filed. Also, since it is an online transaction, agents will receive instant notification that the return has been received. SDLT payments are taken out by direct debit based on the e-submission.

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#### **About Easy Convey Ltd**

EasyConvey was established in April 2000 to market a range of electronic conveyancing products and services, all of which were developed in-house. By using this technology, conveyance lawyers can enjoy 50 percent more completions, without increasing staff levels.

EasyConvey's unique Conveyancing Administration Software Application (CASA) is at the heart of the [easyconvey.com](http://easyconvey.com) electronic conveyancing software, and can significantly reduce conveyancing time for experts working within the property market.

For more information please visit [www.easyconvey.com](http://www.easyconvey.com)

**About Layard Horsfall**

Layard Horsfall is a small firm of business lawyers based in Surrey. The aim of the practice is to produce business solutions to legal problems in the property field. The practice offers on-line conveyancing and 24 hour web access to client files, enables its customers and their estate agents to keep in touch with your solicitors, and keeps legal costs down.

For more information, please visit [www.layard.com](http://www.layard.com)

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