

Instructions for Form 593-V

Payment Voucher for Real Estate Withholding

What's New

For taxable years beginning on or after January 1, 2012, the maximum personal income tax rate is 12.3%. In addition, non-California partnerships are subject to withholding requirements on a sale of California real property at a rate of 3 1/3% (.0333) of sales price or 12.3% of gain. The alternative withholding rate for the gain on sale of California real property by S corporations is 13.8% and 15.8% for Financial S corporations.

General Information

For taxable years beginning on or after January 1, 2010, the title and purpose of Form 593-V have changed. The words "Electronic Submission" have been eliminated from the title. The new title is Payment Voucher for Real Estate Withholding. Use Form 593-V to remit real estate withholding whether Form 593(s), Real Estate Withholding Tax Statement, is submitted electronically or by mail.

Purpose

Use Form 593-V to remit your real estate withholding payment to the Franchise Tax Board (FTB). You must use Form 593-V when remitting a payment by check or money order. You may also have your payments automatically withdrawn from your bank account via an electronic funds transfer (EFT). For more information, go to ftb.ca.gov and search for **eft**, or call 916.845.4025.

Specific Instructions

Enter the business or individual withholding agent's name, address, and identification number, and the amount of payment in the designated space. Print all names and words in **capital letters**. If completing Form 593-V by hand, enter all the information requested using black or blue ink.

Verify that all of the following information is complete:

- Business or individual withholding agent's name
- Mailing address
- Identification number
- Amount of payment
- Contact telephone number

Foreign Address: Enter the information in the following order: City,

Country, Province/Region, and Postal Code. Follow the country's practice for entering the postal code. **Do not** abbreviate the country's name.

Check the appropriate box for **Electronic** or **Paper**, depending on how Form(s) 593 was submitted. **Check one box only.**

Enter the number of Form(s) 593 submitted to the FTB.

The information on Form 593-V should match the information that was submitted to the FTB on the 2012 Form(s) 593.

Using black or blue ink, make the check or money order payable to the "Franchise Tax Board." Write the withholding agent's identification number and "2012 Form 593-V" on the check or money order.

Make all checks or money orders payable in U.S. dollars and drawn against a U.S. financial institution.

- If Form(s) 593 is submitted by mail, detach the payment voucher from the bottom of this page and enclose, but **do not** staple, Form(s) 593, Form 593-V, along with the payment, and mail to the address below.
- If Form 593 is submitted electronically, detach the payment voucher from the bottom of this page and enclose, but **do not** staple, your payment with the voucher and mail to:

WITHHOLDING SERVICES AND COMPLIANCE
FRANCHISE TAX BOARD
PO BOX 942867
SACRAMENTO CA 94267-0651

Do not send paper copies of Form(s) 593 to the FTB if submitted electronically.

The withholding agent retains this form for a minimum of five years and must provide it to the FTB upon request.

Due Date of Payment

Submit withholding payments within 20 days following the end of the month in which the real estate transaction occurred. The withholding agent must send Form 593-V with the payment of tax withheld to the FTB.

Interest and Penalties

Interest will be assessed on late withholding payments and penalties, and is computed from the original due date to the date paid. For more information regarding interest and penalties get the instructions for Form 593.

✂ DETACH HERE _____ IF NO PAYMENT IS DUE, DO NOT MAIL THIS VOUCHER _____ DETACH HERE ✂

YEAR _____

CALIFORNIA FORM _____

2012 Payment Voucher for Real Estate Withholding 593-V

▶ Check the box to indicate how Form(s) 593 was submitted (check one box only) Electronic Paper Number of Form(s) 593 submitted _____

Business name _____ SSN or ITIN FEIN CA Corp no. SOS file no.

First name _____ Initial _____ Last name _____ Contact Telephone no. _____

Address (suite, room, PO Box, or PMB no.) _____

City (if you have a foreign address, see instructions) _____ State _____ ZIP Code _____

Complete voucher using Withhold Agent information only.

Do not send a paper copy of e-filed Form(s) 593 with the payment voucher. Sending a paper copy of your e-filed Form(s) 593 may cause a delay in processing.

Amount of payment _____ .00