



# Property Tax Bill Quarterly Statement

Activity through February 27, 2021

**Owner name:** 474 NINTH AVENUE REALTY HOLDINGS LLC

**Property address:** 474 9TH AVE.

**Borough, block & lot:** MANHATTAN (1), 00760, 0004

**Mailing address:**

474 NINTH AVENUE REALTY HOLDIN  
474 NINTH AVENUE REALTY HOLDINGS LLC  
349 W. 37TH ST.  
NEW YORK NY 10018-4202

Outstanding Charges \$2,126.91

New Charges \$0.00

**Amount Due \$2,126.91**

*Please pay by April 1, 2021*

PTS - LD  
1400.01  
40 - 1 - 2  
44210



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 1-00760-0004

Total amount due by April 1, 2021 if you still have a mortgage

\$2,126.91

Total amount due by April 1, 2021 if you no longer have a mortgage

\$2,126.91

Amount enclosed:

#804482621022701#

474 NINTH AVENUE REALTY HOLDIN  
474 NINTH AVENUE REALTY HOLDINGS LLC  
349 W. 37TH ST.  
NEW YORK NY 10018-4202

**Make checks payable & mail payment to:**

NYC Department of Finance  
P.O. Box 680  
Newark NJ 07101-0680

8044826210227 01 1007600004 0000000212691 0000000212691 210401312021000 5

Billing Summary	Activity Date	Due Date	Amount
Outstanding charges including interest and payments			\$2,126.91
<b>Total amount due</b>			<b>\$2,126.91</b>

#### Annual Property Tax Detail

Tax class 2 - Residential More Than 10 Units	<b>Overall</b>	
Current tax rate	<b>Tax Rate</b>	
<b>Estimated Market Value</b> \$2,639,000	12.2670%	
<b>Billable Assessed Value</b>	<b>\$1,076,130</b>	<b>Taxes</b>
<b>Taxable Value</b>	\$1,076,130 x 12.2670%	
<b>Tax Before Abatements and STAR</b>	\$132,008.88	<b>\$132,008.88</b>
<b>Annual property tax</b>		<b>\$132,008.88</b>

**NEW LAW:** To learn about Local Law 147, which requires residential buildings with three or more units to create a policy on smoking and share it with current and prospective tenants, visit [www.nyc.gov/health/tobaccocontrol](http://www.nyc.gov/health/tobaccocontrol).

Please call 311 to speak to a representative to make a property tax payment by telephone.

For information about the interest rate charged on late payments, visit [nyc.gov/taxbill](http://nyc.gov/taxbill).

**Register to receive your property tax payment receipts by email!** Visit [nyc.gov/contactdof](http://nyc.gov/contactdof) to sign up.

If you own income-producing property, you must file a Real Property Income and Expense (RPIE) statement or a claim of exclusion unless you are exempt by law. You must also file information about any ground or second floor storefront units on the premises, even if you are exempt from filing an RPIE statement. RPIE filers whose properties have an actual assessed value of \$750,000 or greater will be required to file rent roll information. The deadline to file is **June 1, 2021**. Failure to file will result in penalties and interest, which will become a lien on your property if they go unpaid. Visit [www.nyc.gov/rpie](http://www.nyc.gov/rpie) for more information.

If you would like a payment agreement for your outstanding property taxes, we now offer a monthly payment agreement as well as the semi-annual and quarterly agreements.

#### Home banking payment instructions:

1. **Log** into your bank or online bill pay website.
2. **Add** the new payee: NYC DOF Property Tax. Enter your account number, which is your boro, block and lot, as it appears here: 1-00760-0004 . You may also need to enter the address for the Department of Finance. The address is P.O. Box 680, Newark NJ 07101-0680.
3. **Schedule** your online payment using your checking or savings account.

#### Did Your Mailing Address Change?

If so, please visit us at [nyc.gov/changemailingaddress](http://nyc.gov/changemailingaddress) or call 311.

When you provide a check as payment, you authorize us either to use information from your check to make a one-time electronic fund transfer from your account or to process the payment as a check transaction.

