



Property Tax Bill Quarterly Statement

Activity through August 28, 2021

Owner name: 239-243-247 W. 21 REALTY LLC
Property address: 247 W. 21ST ST.
Borough, block & lot: MANHATTAN (1), 00771, 0014

Mailing address:
239-243-247 W. 21 REALTY LLC
145 HUGUENOT ST. STE 503
NEW ROCHELLE NY 10801-5236

Outstanding Charges	\$0.00
New Charges	\$0.00
Amount Due	\$0.00

PTS - ZD
1400.01
40 - 0 - 2
47232



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 1-00771-0014

Pay Today The Easy Way
nyc.gov/payonline

Total amount due by October 1, 2021
If you want to pay everything you owe by October 1, 2021 please pay

\$0.00
\$242,388.26

Amount enclosed:

#804761921082801#

239-243-247 W. 21 REALTY LLC
145 HUGUENOT ST. STE 503
NEW ROCHELLE NY 10801-5236

Make checks payable & mail payment to:
NYC Department of Finance
P.O. Box 680
Newark NJ 07101-0680

8047619210828 01 1007710014 00000000000000 0000024238826 211001112022000 3

Previous Charges	Amount
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Total previous charges including interest and payments	\$0.00
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Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2022	\$241,748.26
Rent Stabilization	# Apts	RS fee identifiers	
Rent Stabilization Fee- Chg	12	01/01/2022 12122400	\$240.00
Rent Stabilization Fee- Chg	11	01/01/2022 12270600	\$220.00
Rent Stabilization Fee- Chg	9	01/01/2022 12270700	\$180.00
Total tax year charges remaining			\$242,388.26
If you want to pay everything you owe by October 1, 2021 please pay			\$242,388.26

Overpayments/Credits	Activity Date	Due Date	Amount
Refund Available		07/01/2020	\$-4,495.24
Credit Applied	07/15/2021		\$4,495.24
		<i>Total credit applied</i>	\$4,495.24
Total overpayments/credits remaining on account			\$0.00

Annual Property Tax Detail

Tax class 2 - Residential More Than 10 Units	Overall	
Current tax rate	Tax Rate	
Estimated Market Value \$8,860,000	12.2670%	
Billable Assessed Value	\$3,987,000	Taxes
Taxable Value	\$3,987,000 x 12.2670%	
Tax Before Abatements and STAR	\$489,085.32	\$489,085.32
Mcl		\$-5,588.80
Annual property tax		\$483,496.52

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: 1-00771-0014 . 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 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.



Please note that property tax bills due in July and October of 2021 are calculated using the 2021 tax rates. Property tax bills due in January and April of 2022 will be calculated using the 2022 tax rates.

Please pay your bill on time and in full to avoid being charged interest. For information about the interest rate charged on late payments, visit nyc.gov/latepropertypayments.

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

Register to receive your property tax payment receipts by email! Visit nyc.gov/contactdof to sign up.

