



Property Tax Bill Quarterly Statement

Activity through August 28, 2021

Owner name: KERN, RALPH
BYKERK KERN, VIVIAN
Property address: 959 1ST AVE. APT. 17C
Borough, block & lot: MANHATTAN (1), 01345, 1176

Mailing address:
KERN, RALPH
959 1ST AVE.
NEW YORK NY 10022-6649

Outstanding Charges	\$0.00
New Charges	\$635.23
Amount Due	\$635.23

Please pay by October 1, 2021. To avoid interest pay on or before October 15th.

PTS - LD
1400.01
40 - 0 - 2
113348



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 1-01345-1176

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

\$635.23
\$1,925.63

Amount enclosed:

#811426821082801#

KERN, RALPH
959 1ST AVE.
NEW YORK NY 10022-6649

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

8114268210828 01 1013451176 0000000063523 0000000192563 211001112022000 9

Billing Summary	Activity Date	Due Date	Amount
Outstanding charges including interest and payments			\$0.00
Finance-Property Tax		10/01/2021	\$648.41
Payment	06/18/2021		\$-13.18
Total amount due			\$635.23

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2022	\$648.41
Finance-Property Tax		04/01/2022	\$648.41
Total tax year charges remaining			\$1,296.82
If you want to pay everything you owe by October 1, 2021 please pay			\$1,925.63
If you pay everything you owe by October 1, 2021, you would save:			\$6.42

Annual Property Tax Detail

Tax class 2 - Residential More Than 10 Units	Overall Tax Rate	
Current tax rate	12.2670%	
Estimated Market Value \$533,762		
Billable Assessed Value	\$255,512	Taxes
421a (20 Yr Not Cap)	-234,369.00	
Taxable Value	\$21,143 x 12.2670%	
Tax Before Abatements and STAR	\$2,593.64	\$2,593.64
Annual property tax		\$2,593.64

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.

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: 1-01345-1176 . 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.



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

