



# Property Tax Bill Quarterly Statement

Activity through February 22, 2020

**Owner name:** 441-445 SOUTHERN BLVD. LLC  
**Property address:** 445 SOUTHERN BOULEVARD  
**Borough, block & lot:** BRONX (2), 02576, 0014

**Mailing address:**  
441-445 SOUTHERN BLVD. LLC  
38 RENWICK ST.  
NEW YORK NY 10013-1315

Outstanding Charges	\$12,229.12
New Charges	\$1,720.22
<b>Amount Due</b>	<b>\$13,949.34</b>

*Please pay by April 1, 2020. To avoid interest pay on or before April 15th.*

Visit us at [nyc.gov/finance](http://nyc.gov/finance) or call 311 for more information.

PTS - LD  
1400.01  
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**WARNING:** Finance will sell a lien on your property unless you resolve outstanding property tax and/or water sewer charges by **May 14, 2020**. Please contact Finance's Tax Lien Ombudsperson at (212) 440-5408.



**Department of  
Finance**

Please include this coupon if you pay by mail or in person. 2-02576-0014

**Total amount due by April 1, 2020**

**\$13,949.34**

**Amount enclosed:**

#840644120022201#

441-445 SOUTHERN BLVD. LLC  
38 RENWICK ST.  
NEW YORK NY 10013-1315

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

Billing Summary	Activity Date	Due Date	Amount
Outstanding charges including interest and payments			\$12,229.12
Finance-Property Tax		04/01/2020	\$1,712.74
Adopted Tax Rate			\$7.48
<b>Total amount due</b>			<b>\$13,949.34</b>

#### Annual Property Tax Detail

Tax class 4 - Commercial Or Industrial	<b>Overall</b>	
Current tax rate	<b>Tax Rate</b>	
<b>Estimated Market Value \$178,000</b>	10.5370%	
<b>Billable Assessed Value</b>	<b>\$65,160</b>	<b>Taxes</b>
<b>Taxable Value</b>	\$65,160 x 10.5370%	
<b>Tax Before Abatements and STAR</b>	\$6,865.92	<b>\$6,865.92</b>
<b>Annual property tax</b>		<b>\$6,865.92</b>

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 commercial units on the premises, even if you are exempt from filing an RPIE statement. The deadline to file is June 1, 2020. RPIE filers with a tentative actual assessed value of \$750,000 or greater will be required to file an addendum in April containing rent roll information for the tax year during which filing of the income and expense statement is required. 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: 2-02576-0014 . 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](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.

