



# Property Tax Bill Quarterly Statement

Activity through November 21, 2020

**Owner name:** BILIG REALTY HOUSING DEVELOPMENT FUND  
COMPANY, INC

**Property address:** 2243 RYER AVE.

**Borough, block & lot:** BRONX (2), 03158, 0043

**Mailing address:**

C/O LANGSAM PROPERTY SERVICES  
BILIG REALTY HOUSING DEVELOPMENT FUND COM  
1601 BRONXDALE AVE.  
BRONX NY 10462-3364

Outstanding Charges \$0.00

New Charges \$727.88

**Amount Due \$727.88**

*Please pay by January 4, 2021*

PTS - LD  
1400.01  
40 - 1 - 2  
21806



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 2-03158-0043

**Pay Today The Easy Way**  
**[nyc.gov/payonline](https://nyc.gov/payonline)**

**Total amount due by January 4, 2021 if you still have a mortgage**

\$420.00

**Total amount due by January 4, 2021 if you no longer have a mortgage**

\$727.88

**Amount enclosed:**

#842256120112101#

C/O LANGSAM PROPERTY SERVICES  
BILIG REALTY HOUSING DEVELOPMENT FUND COMPANY, INC.  
1601 BRONXDALE AVE.  
BRONX NY 10462-3364

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

8422561201121 01 2031580043 0000000072788 0000000042000 210104312021000 9

Previous Charges	Amount
Total previous charges including interest and payments	\$0.00

Current Charges	Activity Date	Due Date	Amount
Shelter Rent		01/01/2021	\$0.13
Debit Adjustment	10/02/2020		\$22.44
Payment	09/16/2020	National Tax Search LLC	\$-0.13
Interest			\$0.01
Payment	01/01/2021	National Tax Search LLC	\$-0.01
Shelter Rent		01/01/2021	\$263.00
Debit Adjustment	10/02/2020		\$22.44
<b>Rent Stabilization</b>	<b># Apts</b>	<b>RS fee identifiers</b>	
Rent Stabilization Fee- Chg	21	01/01/2021 21125800	\$420.00
<b>Total current charges</b>			<b>\$727.88</b>

**How We Calculated Your Property Tax For July 1, 2020 Through June 30, 2021**

Tax class 2 - Residential More Than 10 Units

Shelter rent tax \$4,730

Current tax rate 12.2670%

**Tax Before Exemptions and Abatements**

**Taxes**  
**\$4,730.32**

**Tax Before Abatements and STAR**

**\$0.00**

J-51 Alteration

-273,100.00

Mcl \$-4,159.44

**Annual property tax**

**\$570.88**

**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).

**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: 2-03158-0043 . 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.



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.

