



Property Tax Bill Quarterly Statement

Activity through August 28, 2019

Owner name: BUJAR REALTY CORP.
Property address: 2830 MORRIS AVE.
Borough, block & lot: BRONX (2), 03318, 0110

Mailing address:
BUJAR REALTY CORP.
2830 MORRIS AVE. APT. 1B
BRONX NY 10468-2853

Statement Billing Summary

Unpaid charges, if any	\$104.64
Current charges	\$0.00
Total amount due by October 1, 2019	\$104.64
Total property tax amount due October 1, 2019 from Astoria Fed Sav & Loan Assoc You, the property owner	\$0.00 \$104.64
Amount of property tax not due October 1, 2019 but that Astoria Fed Sav & Loan Assoc can pre-pay	\$55,743.80
If Astoria Fed Sav & Loan Assoc wants to pay all property tax owed by October 1, 2019 please pay	\$55,743.80
Charges you can pre-pay	\$520.00
Total amount you may pay by October 1, 2019	\$624.64

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**Department of
Finance**

Please include this coupon if you pay by mail or in person. 2-03318-0110

Pay today the easy way
nyc.gov/payonline

Total amount due by October 1, 2019 if you still have a mortgage	\$104.64
Total amount due by October 1, 2019 if you no longer have a mortgage	\$104.64
Amount you may pay by October 1, 2019 if you choose to pay early	\$624.64
If you no longer have a mortgage and want to pay everything, please pay	\$56,368.44

Amount enclosed:

#842735519082801#

BUJAR REALTY CORP.
2830 MORRIS AVE. APT. 1B
BRONX NY 10468-2853

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

Previous Charges	Amount
Total previous charges including interest and payments	\$104.64

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2020	\$55,743.80
Rent Stabilization fee \$10/apt.	# Apts	RS fee identifiers	
Rent Stabilization Fee- Chg	52	01/01/2020 20600700	\$520.00
Total tax year charges remaining			\$56,263.80

Overpayments/Credits	Activity Date	Due Date	Amount
Credit Balance		04/01/2019	\$-1,899.93
Total overpayments/credits remaining on account			\$1,899.93

You must apply for a refund or a transfer of credits resulting from overpayments within six years of the date of the overpayment or credit. Please note that overpayments and credits are automatically applied to unpaid taxes.

Annual Property Tax Detail

Tax class 2 - Residential More Than 10 Units	Overall	
Current tax rate	Tax Rate	
Estimated Market Value \$2,301,000	12.6120%	
Billable Assessed Value	\$883,980	Taxes
Taxable Value	\$883,980 x 12.6120%	
Tax Before Abatements and STAR	\$111,487.60	\$111,487.60
Annual property tax		\$111,487.60

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

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: 2-03318-0110 . 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.



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.

One City Built to Last, Compliance Notification

Beginning in 2020 and in each calendar year thereafter, an owner of a covered building (as per Local Law 33 of 2018) will be required to post an energy efficiency grade near each public entrance to the building. The energy efficiency grade must be displayed within 30 days after it is made available to the owner by the NYC Dept. of Buildings.

For information on Local Law 33, please visit
<https://www1.nyc.gov/site/buildings/business/benchmarking.page>

For free assistance and answers to your questions, please e-mail your questions to the Benchmarking Help Center at questions@benchmarkinghelpcenter.org or call 212-566-5584.

