



Property Tax Bill Quarterly Statement

Activity through November 16, 2019

Owner name: MUSAR, LLC
Property address: 1711 WILLIAMSBRIDGE RD.
Borough, block & lot: BRONX (2), 04110, 0020

Mailing address:
MUSAR, LLC
1144 LYDIG AVE. APT. 3G
BRONX NY 10461-1754

Statement Billing Summary

| | |
|--|-------------------|
| Unpaid charges, if any | \$399.94 |
| Current charges | \$3,851.25 |
| Total amount due by January 2, 2020. To avoid interest pay on or before January 15th. | \$4,251.19 |
| Total property tax amount due January 2, 2020 from Wells Fargo Bank/WFRETs | \$1,804.65 |
| You, the property owner | \$2,446.54 |
| Amount of property tax not due January 2, 2020 but that Wells Fargo Bank/WFRETs can pre-pay | \$1,804.65 |
| If Wells Fargo Bank/WFRETs wants to pay all property tax owed by January 2, 2020 please pay | \$3,603.16 |
| If Wells Fargo Bank/WFRETs pays all property tax owed by January 2, 2020 you would save | \$6.14 |

PTS - LD
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**Department of
Finance**

Please include this coupon if you pay by mail or in person. 2-04110-0020

Pay today the easy way
nyc.gov/payonline

| | |
|--|-------------------|
| Total amount due by January 2, 2020 if you still have a mortgage | \$2,446.54 |
| Total amount due by January 2, 2020 if you no longer have a mortgage | \$4,251.19 |
| If you no longer have a mortgage and want to pay everything, please pay | \$6,049.70 |

Amount enclosed:

#846524419111601#

MUSAR, LLC
1144 LYDIG AVE. APT. 3G
BRONX NY 10461-1754

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 | \$399.94 |

| Current Charges | Activity Date | Due Date | Amount |
|-----------------------------------|---------------|------------|-------------------|
| Finance-Property Tax | | 01/01/2020 | \$1,762.85 |
| Adopted Tax Rate | | | \$41.80 |
| Design/Construction-Sidewalk- Chg | | 01/01/2020 | \$2,046.60 |
| Total current charges | | | \$3,851.25 |

| Tax Year Charges Remaining | Activity Date | Due Date | Amount |
|---|---------------|------------|-------------------|
| Finance-Property Tax | | 04/01/2020 | \$1,762.85 |
| Adopted Tax Rate | | | \$41.80 |
| Total tax year charges remaining | | | \$1,804.65 |
| If you pay everything you owe by January 2, 2020, you would save: | | | \$6.14 |

How We Calculated Your Property Tax For July 1, 2019 Through June 30, 2020

| | | |
|--|-------------------------|-------------------|
| Tax class 1 - Small Home, Less Than 4 Families | Overall Tax Rate | |
| Original tax rate billed | 20.9190% | |
| New Tax rate | 21.1670% | |
| Estimated Market Value \$623,000 | | |
| Billable Assessed Value | \$33,708 | Taxes |
| Taxable Value | \$33,708 x 21.1670% | |
| Tax Before Abatements and STAR | \$7,135.00 | \$7,135.00 |
| Annual property tax | | \$7,135.00 |
| Original property tax billed in June 2019 | | \$7,051.40 |
| Change In Property Tax Bill Based On New Tax Rate | | \$83.60 |

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: 2-04110-0020 . 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.

