

Owner name: 1431 NOSTRAND AVENUE, .  
 Property address: 4605 CHURCH AVE. APT. 4

Borough 3	Block 04883	Lot 0042
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How much do I owe?	
Outstanding charges	\$53.92
New charges	\$3,862.04
<b>Total amount due by July 1, 2025*</b>	<b>\$3,915.96</b>
* To avoid interest, you must pay by July 15.	

**Ways to pay:**

**Most common way to pay**



**Online**

Go to [www.nyc.gov/citypay](http://www.nyc.gov/citypay) or scan the QR code to the right with your phone. Use your BBL (gray box, top left) to search for your property. Most people pay in five minutes or less.



*No fees when you pay from your checking account (e-check) or electronic wire transfer.*

**Other ways to pay**



**By Mail**

Remove the detachable slip (below) and mail it with your payment. Payment processed in 7-10 business days.



**In Person**

Visit a DOF business center with a copy of this bill. See [www.nyc.gov/visitdof](http://www.nyc.gov/visitdof) for locations. Open Monday to Friday, 8:30 a.m. to 4:30 p.m. Wait times may vary.

1400.01 - LD - 45 - 4 - 0 - 2A - 179932

**Borough: 3 Block: 04883 Lot: 0042**  
 Write this in your check's memo line: BBL 3-04883-0042

**Want faster payment processing and instant confirmation?**  
 Pay online at [www.nyc.gov/citypay](http://www.nyc.gov/citypay)



Statement of Account  
 66 John Street  
 Room 104 Mailroom  
 New York, NY 10038

**Amount Due 07/01/25: \$3,915.96**

**Amount Enclosed:**

#898815825060701#  
 SPINDLER DAVID S.  
 1431 NOSTRAND AVE.  
 BROOKLYN NY 11226-3607

**Make checks payable & mail payment to:**  
 NYC Department of Finance  
 PO Box 5536  
 Binghamton NY 13902-5536



Department of Finance

Table with 2 columns: Billing Summary, Amount. Rows include Outstanding charges (\$53.92), New charges (\$3,862.04), AMOUNT DUE BY JULY 1, 2025 (\$3,915.96), and a summary row for the total amount due (\$15,386.10).

Your property details:

Estimated market value: \$462,000
Tax class: 2A - 4- to 6-Unit Residential Rental Bld

How we calculate your annual taxes:

Billable assessed value: \$123,169.00
times the current tax rate: x 12.5000%
Annual property tax: \$15,396.16

Activity for This Billing Period (Due July 1, 2025)

Department of Finance charges

The charges below include property tax and other property-related charges. If you have questions, contact DOF at www.nyc.gov/dofcustomerservice.

Finance-Property Tax \$3,849.04

Department of Finance Total \$3,849.04

Department of Housing Preservation and Development charges

For more information about New York City Department of Housing Preservation & Development charges, visit www.nyc.gov/hpdcharges.

HPD-Property Registration- Fee \$13.00

Department of Housing Preservation and Development Total \$13.00

Messages for You:

Visit www.nyc.gov/taxbill to update your mailing address, register to receive property tax receipts by email, or learn about the interest rate charged on late payments.

Home banking payment instructions: Log into your bank or bill pay website and add "NYC Department of Finance" as the payee. Your account number is your BBL number: 3048830042. Our address is PO Box 5536, Binghamton, NY 13902-5536.

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.

We offer payment agreements for outstanding property taxes. Visit nyc.gov/dofpaymentplans.



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## Summary of Future Account Activity

*For more details about your account activity for the rest of the tax year, visit [www.nyc.gov/nycproperty](http://www.nyc.gov/nycproperty).*

	<u>Due Date</u>	<u>Activity Date</u>	
Finance-Property Tax	10/01/2025		\$3,849.04
Finance-Property Tax	01/01/2026		\$3,849.04
Finance-Property Tax	04/01/2026		\$3,849.04

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### Additional Messages for You:

Under New York City Housing Maintenance Code Article 4, Subchapter 2, the HPD-Property Registration Fee must be paid and the appropriate form must additionally be submitted to the Department of Housing Preservation and Development (HPD) in order to complete the required annual property registration for this property and have the building validly registered with HPD. For more information about registering your property with HPD, you may access the website <https://www1.nyc.gov/site/hpd/owners/compliance-register-your-property.page> or contact HPD's Registration Assistance Unit via email to: [register@hpd.nyc.gov](mailto:register@hpd.nyc.gov) or by calling 212-863-7000.

