



# Property Tax Bill Quarterly Statement Activity through June 5, 2021

**Owner name:** JUAN R LAM  
SAI HUNG LAM  
**Property address:** 155 88TH ST.  
**Borough, block & lot:** BROOKLYN (3), 06047, 0046

**Mailing address:**  
JUAN R. LAM  
155 88TH ST.  
BROOKLYN NY 11209-5511

Outstanding Charges	\$0.00
New Charges	\$2,952.70
<b>Amount Due</b>	<b>\$2,952.70</b>

*Please pay by July 1, 2021. To avoid interest pay on or before July 15th.*

Most Department of Finance services are available online:

- To pay your bill, visit [nyc.gov/payonline](http://nyc.gov/payonline).
- For general information, visit [nyc.gov/finance](http://nyc.gov/finance).
- To submit a question to the Department of Finance, visit [nyc.gov/dofaccount](http://nyc.gov/dofaccount).

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THIS STATEMENT IS FOR YOUR INFORMATION ONLY

<b>Total amount due by July 1, 2021 if you still have a mortgage</b>	\$0.00
<b>Total amount due by July 1, 2021 if you no longer have a mortgage</b>	\$2,952.70
<b>If you no longer have a mortgage and want to pay everything, please pay</b>	<b>\$11,810.80</b>

**Amount enclosed:**

#902902521060501#

JUAN R. LAM  
155 88TH ST.  
BROOKLYN NY 11209-5511

**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			\$0.00
Finance-Property Tax		07/01/2021	\$3,026.70
Star Savings	06/05/2021		\$-74.00
<b>Total amount due</b>			<b>\$2,952.70</b>

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		10/01/2021	\$3,026.70
Star Savings	06/05/2021		\$-74.00
Finance-Property Tax		01/01/2022	\$3,026.70
Star Savings	06/05/2021		\$-74.00
Finance-Property Tax		04/01/2022	\$3,026.70
Star Savings	06/05/2021		\$-74.00
<b>Total tax year charges remaining</b>			<b>\$8,858.10</b>

**Annual Property Tax Detail**

	Overall Tax Rate	Taxes
Tax class 1 - Small Home, Less Than 4 Families	21.0450%	
Current tax rate		
<b>Estimated Market Value \$1,624,000</b>		
<b>Billable Assessed Value</b>	<b>\$57,528</b>	
<b>Taxable Value</b>	\$57,528 x 21.0450%	
<b>Tax Before Abatements and STAR</b>	\$12,106.80	<b>\$12,106.80</b>
Basic Star - School Tax Relief	\$-1,440.00	\$-296.00**
<b>Annual property tax</b>		<b>\$11,810.80</b>

\*\* This is your NYS STAR tax savings. For more information, please visit us at [nyc.gov/finance](http://nyc.gov/finance) or contact 311.

Please note that property tax bills due in July and October of 2021 are calculated using the 2021 tax rates. Property tax bills due in January and April of 2022 will be calculated using the 2022 tax rates.

**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: 3-06047-0046 . 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.



Please pay your bill on time and in full to avoid being charged interest. For information about the interest rate charged on late payments, visit [nyc.gov/latepropertypayments](http://nyc.gov/latepropertypayments).

Please call 311 to speak to a representative to make a property tax payment by telephone.

**Register to receive your property tax payment receipts by email!** Visit [nyc.gov/contactdof](http://nyc.gov/contactdof) to sign up.

The NYC Health Department would like to remind property owners that they must remove standing water, as mosquitos can breed in warm weather. For more information, please visit [nyc.gov/health](http://nyc.gov/health) or call 311.

