



# Property Tax Bill Quarterly Statement

Activity through November 19, 2022

**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	\$3,077.01
<b>Amount Due</b>	<b>\$3,077.01</b>

*Please pay by January 3, 2023. To avoid interest pay on or before January 17th.*

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).



Citypay Payments - Property Taxes  
Pay as a Guest  
Pay by Credit Card or eCheck



NYCePay Payments - Property Taxes  
User ID and Password Required  
Pay by Wire or eCheck

PTS - ZB  
1400.01 - S  
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THIS STATEMENT IS FOR YOUR INFORMATION ONLY

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

Total amount due by January 3, 2023 if you still have a mortgage	\$0.00
Total amount due by January 3, 2023 if you no longer have a mortgage	\$3,077.01
If you no longer have a mortgage and want to pay everything, please pay	\$6,143.56

**Amount enclosed:**

#903163722111901#

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

<b>Billing Summary</b>	<b>Activity Date</b>	<b>Due Date</b>	<b>Amount</b>
Outstanding charges including interest and payments			\$0.00
Finance-Property Tax		01/01/2023	\$2,971.51
Debit Adjustment	01/01/2023		\$105.50
<b>Total amount due</b>			<b>\$3,077.01</b>

<b>Tax Year Charges Remaining</b>	<b>Activity Date</b>	<b>Due Date</b>	<b>Amount</b>
Finance-Property Tax		04/01/2023	\$2,971.51
Debit Adjustment	01/01/2023		\$105.50
<b>Total tax year charges remaining</b>			<b>\$3,077.01</b>

If you pay everything you owe by January 3, 2023, you would save: **\$10.46**

**How We Calculated Your Property Tax For July 1, 2022 Through June 30, 2023**

	<b>Overall Tax Rate</b>	
Tax class 1 - Small Home, Less Than 4 Families	19.9630%	
Original tax rate billed	20.3090%	
New Tax rate		
<b>Estimated Market Value \$1,963,000</b>		
		<b>Taxes</b>
<b>Billable Assessed Value</b>	<b>\$60,978</b>	
<b>Taxable Value</b>	\$60,978 x 20.3090%	
<b>Tax Before Abatements and STAR</b>	\$12,384.04	<b>\$12,384.04</b>
Basic Star - School Tax Relief	\$-1,460.00	\$-287.00**
<b>Annual property tax</b>		<b>\$12,097.04</b>
<b>Original property tax billed in June 2022</b>		<b>\$11,886.04</b>
<b>Change In Property Tax Bill Based On New Tax Rate</b>		<b>\$211.00</b>

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

For information about the interest rate charged on late payments, visit [nyc.gov/latepropertypayments](http://nyc.gov/latepropertypayments).

**Home banking payment instructions:** Log into your bank or bill pay website and add "NYC DOF Property Tax" as the payee. Your account number is your borough-block-lot number: 3-06047-0046. Our address is P. O. Box 680, Newark, NJ 07101-0680.

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.

**To update your mailing address:** Visit [nyc.gov/changemailingaddress](http://nyc.gov/changemailingaddress) or call 311.

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

