



Property Tax Bill Quarterly Statement

Activity through November 20, 2021

Owner name: OCEAN AVE. GROUP LLC
Property address: 1906 OCEAN AVE.
Borough, block & lot: BROOKLYN (3), 06757, 0022

Mailing address:
OCEAN AVE. GROUP LLC
32 FARM LN.
ROSLYN HEIGHTS NY 11577-2604

Outstanding Charges	\$0.00
New Charges	\$0.00
Amount Due	\$0.00

PTS - ZD
1400.01
40 - 0 - 1B
254528



THIS STATEMENT IS FOR YOUR INFORMATION ONLY

Pay Today The Easy Way
nyc.gov/payonline

Total amount due by January 3, 2022

\$0.00

Amount enclosed:

#906300821112001#

OCEAN AVE. GROUP LLC
32 FARM LN.
ROSLYN HEIGHTS NY 11577-2604

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			\$0.00
Current Charges	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2022	\$0.00
Credit Adjustment	01/01/2022		\$-162.94
Payment Adjusted	01/01/2022		\$162.94
Total current charges			\$0.00
Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		04/01/2022	\$0.00
Credit Adjustment	01/01/2022		\$-162.94
Early Payment Discount		04/01/2022	\$1.63
Payment Adjusted	01/01/2022		\$161.31
Total tax year charges remaining			\$0.00
Overpayments/Credits	Activity Date	Due Date	Amount
Credit Balance		07/01/2021	\$-324.25
Total overpayments/credits remaining on account			\$324.25

In most cases, if you have an overpayment or credit on your account, it will be applied to your unpaid property taxes. If your taxes are paid in full, you can request to receive a refund or apply your credit to a different charge or account. For more information, visit nyc.gov/propertytaxrefund.

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: 3-06757-0022 . 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.



How We Calculated Your Property Tax For July 1, 2021 Through June 30, 2022

Tax class 1B - Vacant Land Zoned Residential	Overall	
Original tax rate billed	Tax Rate	
New Tax rate	21.0450%	
Estimated Market Value \$502,000	19.9630%	
		Taxes
Billable Assessed Value	\$30,120	
Taxable Value	\$30,120 x 19.9630%	
Tax Before Abatements and STAR	\$6,012.88	\$6,012.88
Annual property tax		\$6,012.88
Original property tax billed in June 2021		\$6,338.76
Change In Property Tax Bill Based On New Tax Rate		\$-325.88

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.

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.

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 to sign up.

