

Owner name: QUEENS NEW YORK HOLDING LLC
 Property address: 34-38 98 STREET

Borough 4	Block 01731	Lot 0016
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How much do I owe?	
Outstanding charges	\$194.16
New charges	\$3,575.23
Total amount due by January 2, 2026*	\$3,769.39
<i>* To avoid interest, you must pay by January 15.</i>	
<i>If you have a mortgage, see the Billing Summary on page 2.</i>	

Ways to pay:

Most common way to pay


Online

Go to 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


In Person

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

Visit a DOF business center with a copy of this bill. See 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 - 40 - 4 - 1 - 1B - 61580

Borough: 4 Block: 01731 Lot: 0016
 Write this in your check's memo line: BBL 4-01731-0016

Want faster payment processing and instant confirmation?
 Pay online at www.nyc.gov/citypay



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

Amount Due 01/02/26: \$3,769.39

If you have a mortgage, see the Billing Summary on page 2.

Amount Enclosed:

#926398825111501#
 QUEENS NEW YORK HOLDING LLC
 4042 MAIN ST. STE 2F
 FLUSHING NY 11354-5529

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



Billing Summary	Amount
Total amount due by January 2, 2026, if you still have a mortgage	\$194.16
Total amount due by January 2, 2026, if you no longer have a mortgage	\$3,769.39
AMOUNT DUE BY JANUARY 2, 2026	\$3,769.39
The amount shown at the right includes the amount due this period plus your remaining property taxes, other charges, and any past-due amounts for the rest of the tax year, which ends on June 30. The amount shown includes a discount of \$12.16 that you would receive if you pay by January 15, 2026.	\$7,332.46

Your property details:

Estimated market value:	\$1,216,000
Tax class:	1B - Vacant Land Zoned Residential
Prior year tax rate:	20.0850%
Current tax rate:	19.8430%

How we calculate your annual taxes:

Billable assessed value:	\$72,960.00
<i>times</i> the current tax rate:	x 19.8430%
Annual property tax:	\$14,477.48

Activity for This Billing Period (Due January 2, 2026)

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.

	<u>Activity Date</u>	
Finance-Property Tax		\$3,663.51
Adopted Tax Rate	01/01/2026	\$-88.28
Department of Finance Total		\$3,575.23

Summary of Future Account Activity

For more details about your account activity for the rest of the tax year, visit www.nyc.gov/nycproperty.

	<u>Due Date</u>	<u>Activity Date</u>	
Finance-Property Tax	04/01/2026		\$3,663.51

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: 4017310016. 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.





Department of Finance

Summary of Future Account Activity, continued

	<u>Due Date</u>	<u>Activity Date</u>	
Adopted Tax Rate		01/01/2026	\$-88.28

