

**Property Tax Bill Quarterly Statement** 

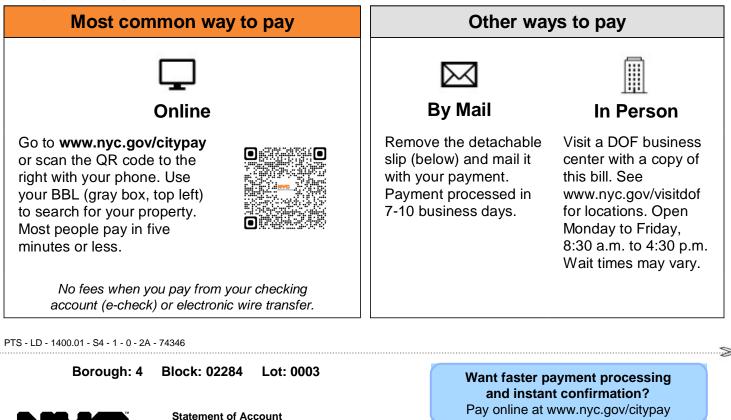
Activity through November 18, 2023

Owner name: CORNERTREE REALTY LTD.
Property address: 47-47 46TH ST.

Borough	Block	Lot
QUEENS (4)	2284	3

How much do I owe?				
Outstanding charges	\$38,724.42			
New charges	\$5,031.05			
Total amount due by January 2, 2024*	\$43,755.47			
* To avoid interest, you must pay by January 16.				
Attention: You have past-due charges.				

# Ways to pay:



66 John Street Room 104 Mailroom New York, NY 10038



\$43,755.47

**Amount Enclosed:** 

#927625323111801# CORNERTREE REALTY LTD. 47-47 46TH ST. FLUSHING NY 11377-6648

**Department of Finance** 

Make checks payable & mail payment to: NYC Department of Finance PO Box 680 Newark NJ 07101-0680



Billing Summary			Amount
			Amount
Outstanding charges (Sum of unpaid balance and interest fees from billing periods)			\$38,724.42
New charges (Sum of new property taxes and other charges-see below for details)			\$5,031.05
AMOUNT DUE BY JANUARY 2, 2024			\$43,755.47
The amount shown property taxes, other ends on June 30. The you pay by January 1	\$48,769.41		
Your property details:		How we calculate your annual taxes:	
Estimated market value:	\$908,000	Billable assessed value:	\$157,998.00
Tax class:	2A - 4-6 Unit Residential Rental Bldg	times the current tax rate:	x 12.5020%
Prior year tax rate:	12.2670%	Annual property tax:	\$19,752.92
Current tax rate:	12.5020%		

# Activity for This Billing Period

#### **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.

	Activity Date	
Finance-Property Tax	\$4,845.41	
Adopted Tax Rate	01/01/2024 \$185.64	
Department of Finance Total	\$5,031.05	



## Messages for You:

Department of Environmental Protection records indicate that you have not paid your water bill. Please call (718) 595-7890 immediately to pay or set up a payment arrangement.

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 DOF Property Tax" as the payee. Your account number is your BBL number: 4-2284-3. Our address is PO 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.

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



## **Summary of Future Account Activity**

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

	Due Date	Activity Date	
Finance-Property Tax	04/01/2024		\$4,845.41
Adopted Tax Rate		01/01/2024	\$185.64

### Additional Messages for You:

If you own income-producing property, you must file a Real Property Income and Expense (RPIE) statement or a claim of exclusion unless you are exempt by law. You must also file information about any ground or second floor storefront units on the premises, even if you are exempt from filing an RPIE statement. RPIE filers whose properties have an actual assessed value of \$750,000 or greater will be required to file rent roll information. The deadline to file is June 3, 2024. Failure to file will result in penalties and interest, which will become a lien on your property if they go unpaid. Visit www.nyc.gov/rpie for more information.

The above referenced premises is a participant in the Department of Housing Preservation and Alternative Enforcement Program (AEP) and/or was previously a participant in AEP. Inspections and/or repairs may have been performed by HPD while the premises was in AEP, which may have resulted in AEP charges and/or AEP fees being assessed. Under NYC Administrative Code §27-2153, these AEP charges and fees become a tax lien against the premises and must be paid promptly when owed. If you have any questions about AEP, call (212) 863-8262.