



# Property Tax Bill Quarterly Statement

Activity through November 21, 2020

**Owner name:** BRATICHAK, MICHAEL  
KRALL, MARY  
**Property address:** 144-02 LABURNUM AVE.  
**Borough, block & lot:** QUEENS (4), 05220, 0001

**Mailing address:**  
BRATICHAK, MICHAEL  
14402 LABURNUM AVE.  
FLUSHING NY 11355-3544

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

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

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

**Total amount due by January 4, 2021**

**\$0.00**

**Amount enclosed:**

#935949020112101#

BRATICHAK, MICHAEL  
14402 LABURNUM AVE.  
FLUSHING NY 11355-3544

**Make checks payable & mail payment to:**  
NYC Department of Finance  
P.O. Box 680  
Newark NJ 07101-0680

9359490201121 01 4052200001 00000000000000 00000000000000 210104112021000 3

Previous Charges	Amount
Total previous charges including interest and payments	\$0.00

Current Charges	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2021	\$0.00
Adopted Tax Rate			\$-30.88
Payment Adjusted	01/01/2021		\$30.88
Total current charges			\$0.00

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		04/01/2021	\$0.00
Adopted Tax Rate			\$-30.88
Early Payment Discount		04/01/2021	\$0.31
Payment Adjusted	01/01/2021		\$30.57
Total tax year charges remaining			\$0.00

Overpayments/Credits	Activity Date	Due Date	Amount
Credit Balance		07/01/2020	\$-61.45
Total overpayments/credits remaining on account			\$61.45

You must apply for a refund or a transfer of credits resulting from overpayments within six years of the date of the overpayment or credit. Please note that overpayments and credits are automatically applied to unpaid taxes.

### 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: 4-05220-0001 . 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](https://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, 2020 Through June 30, 2021**

		<b>Overall</b>	
		<b>Tax Rate</b>	
Tax class	1 - Small Home, Less Than 4 Families	21.1670%	
Original tax rate billed		21.0450%	
New Tax rate			
<b>Estimated Market Value</b>		<b>\$1,302,000</b>	
			<b>Taxes</b>
<b>Billable Assessed Value</b>		<b>\$56,846</b>	
Combat Veteran		-4,800.00	
Disabled Veteran		-1,421.00	
<b>Taxable Value</b>		<b>\$50,625 x 21.0450%</b>	
<b>Tax Before Abatements and STAR</b>		<b>\$10,654.04</b>	<b>\$10,654.04</b>
Basic Star - School Tax Relief		\$-1,410.00	\$-296.00**
<b>Annual property tax</b>			<b>\$10,358.04</b>
<b>Original property tax billed in June 2020</b>			<b>\$10,419.80</b>
<b>Change In Property Tax Bill Based On New Tax Rate</b>			<b>\$-61.76</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 call 311 to speak to a representative to make a property tax payment by telephone.

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

