



Property Tax Bill

Quarterly Statement

Activity through November 18, 2023

Owner name: CHEN, JENNIFER L.
KAN, DEREK CHUN SING
Property address: 191-04 39TH AVE.
Borough, block & lot: QUEENS (4), 05324, 0081

Mailing address:
CHEN, JENNIFER L.
5354 82ND ST.
ELMHURST NY 11373-4771

Outstanding Charges	\$0.00
New Charges	\$1,981.63
Amount Due	\$1,981.63

Please pay by January 2, 2024. To avoid interest pay on or before January 16th.



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 - S4
40 - 1 - 1
163660

Borough: 4 Block: 05324 Lot: 0081

Pay Today The Easy Way
nyc.gov/payonline



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

Amount Due: \$1,981.63

If you have a mortgage, see the Account Overview on page 2.

Amount Enclosed:

#936734823111801#
CHEN, JENNIFER L.
5354 82ND ST.
ELMHURST NY 11373-4771

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

9367348231118 01 4053240081 0000000198163 00000000000000 240102312024000 2

Account Overview	Amount
Total amount due by January 2, 2024 if you still have a mortgage	\$0.00
Total amount due by January 2, 2024 if you no longer have a mortgage	\$1,981.63
If you no longer have a mortgage and want to pay everything, please pay	\$3,956.52

Billing Summary	Activity Date	Due Date	Amount
Outstanding charges including interest and payments			\$0.00
Finance-Property Tax		01/01/2024	\$2,026.33
Adopted Tax Rate			\$-44.70
Total amount due			\$1,981.63

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		04/01/2024	\$2,026.33
Adopted Tax Rate			\$-44.70
Total tax year charges remaining			\$1,981.63
If you pay everything you owe by January 16, 2024, you would save:			\$6.74

How We Calculated Your Property Tax For July 1, 2023 Through June 30, 2024

	Overall Tax Rate	Taxes
Tax class 1 - Small Home, Less Than 4 Families		
Original tax rate billed	20.3090%	
New Tax rate	20.0850%	
Estimated Market Value \$865,000		
Billable Assessed Value	\$39,910	
Taxable Value	\$39,910 x 20.0850%	
Tax Before Abatements and STAR	\$8,015.92	\$8,015.92
Annual property tax		\$8,015.92
Original property tax billed in June 2023		\$8,105.32
Change In Property Tax Bill Based On New Tax Rate		\$-89.40

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: 4-5324-81. 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.

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.