

Owner name: OSHI & B LLC Property address: 144-15 78TH AVE.

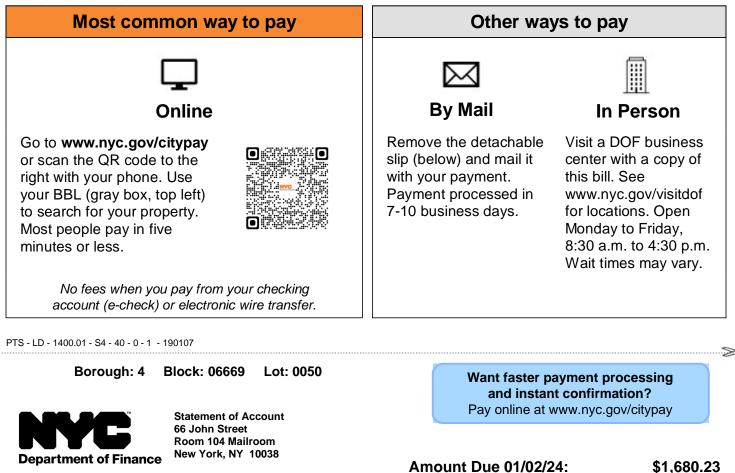
Borough	Block	Lot
QUEENS (4)	6669	50

### **Property Tax Bill Quarterly Statement**

Activity through November 18, 2023

How much do I owe?				
Outstanding charges	\$0.00			
New charges	\$1,680.23			
Total amount due by January 2, 2024*	\$1,680.23			
* To avoid interest, you must pay by January 16.				

### Ways to pay:



#939421423111801# OSHI & B. LLC C/O FRENKEL, HERSHKOWITZ & SHA 49 W. 37TH ST. FL. 9 NEW YORK NY 10018-6257

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

**Amount Enclosed:** 



Billing Summary			Amount
Outstanding charges (Sum of unpaid balance and interest fees from billing periods)		\$0.00	
New charges (Sum of new property taxes and other charges-see below for details)			\$1,680.23
AMOUNT DUE BY JANUARY 2, 2024		\$1,680.23	
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 \$5.71 that you would receive if you pay by January 16, 2024.			\$3,354.75
Your property details:		How we calculate your annual taxes:	
Estimated market value:	\$901,000	Billable assessed value:	\$33,840.00
Tax class:	1 - Small Home, Less Than 4 Families	times the current tax rate:	x 20.0850%
Prior year tax rate:	20.3090%	Annual property tax:	\$6,796.76
Current tax rate:	20.0850%		

# 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	\$1,718.15
Adopted Tax Rate	01/01/2024 \$-37.92
Department of Finance Total	\$1,680.23



#### 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 DOF Property Tax" as the payee. Your account number is your BBL number: 4-6669-50. 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.



# **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		\$1,718.15
Adopted Tax Rate		01/01/2024	\$-37.92