Department of Finance

Property Tax Bill
Quarterly Statement

Activity through November 21, 2020

Owner name: KEVORKE NIGOGHOSSIAN
Property address: 61-35 173RD ST.
Borough, block & lot: QUEENS (4), 06901, 0021

Mailing address:
KEVORKE NIGOGHOSSIAN
6135 173RD ST.
FLUSHING NY 11365-2029

Outstanding Charges	$0.00
New Charges	$1,500.30
Amount Due	**$1,500.30**

Please pay by January 4, 2021. To avoid interest pay on or before January 15th.

Most Department of Finance services are available online:
- To pay your bill, visit nyc.gov/payonline.
- For general information, visit nyc.gov/finance.
- To submit a question to the Department of Finance, visit nyc.gov/dofaccount.

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Department of Finance

THIS STATEMENT IS FOR YOUR INFORMATION ONLY

Total amount due by January 4, 2021 if you still have a mortgage	$0.00
Total amount due by January 4, 2021 if you no longer have a mortgage	$1,500.30
If you no longer have a mortgage and want to pay everything, please pay	$2,995.50

Amount enclosed:

#939468320112101#

KEVORKE NIGOGHOSSIAN
6135 173RD ST.
FLUSHING NY 11365-2029

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

939468320112101 01 4069010021 000000150030 000000000000 210104312021000 7

Billing Summary	Activity Date	Due Date	Amount
Outstanding charges including interest and payments			$0.00
Finance-Property Tax		01/01/2021	$1,518.66
Adopted Tax Rate			$-18.36
Total amount due			**$1,500.30**

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		04/01/2021	$1,518.66
Adopted Tax Rate			$-18.36
Total tax year charges remaining			**$1,500.30**

If you pay everything you owe by January 4, 2021, you would save: $5.10

How We Calculated Your Property Tax For July 1, 2020 Through June 30, 2021

	Overall Tax Rate	Taxes
Tax class 1 - Small Home, Less Than 4 Families		
Original tax rate billed	21.1670%	
New Tax rate	21.0450%	
Estimated Market Value $746,000		
Billable Assessed Value	**$30,097**	
Taxable Value	$30,097 x 21.0450%	
Tax Before Abatements and STAR	$6,333.92	**$6,333.92**
Basic Star - School Tax Relief	$-1,410.00	$-296.00**
Annual property tax		**$6,037.92**

Original property tax billed in June 2020	**$6,074.64**
Change In Property Tax Bill Based On New Tax Rate	**$-36.72**

** This is your NYS STAR tax savings. For more information, please visit us at 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.

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: 4-06901-0021 . 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** 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.