



# Property Tax Bill

## Quarterly Statement

Activity through November 18, 2023

**Owner name:** MONTELLA, AS TRUSTEE, PAUL  
PAUL MONTELLA REVOCABLE TRUST

**Property address:** 42-06 247TH ST.

**Borough, block & lot:** QUEENS (4), 08116, 0084

**Mailing address:**

MONTELLA, AS TRUSTEE, PAUL  
4206 247TH ST.  
LITTLE NECK NY 11363-1641

Outstanding Charges \$0.00

New Charges \$1,296.68

**Amount Due \$1,296.68**

*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  
216845

**Borough: 4 Block: 08116 Lot: 0084**

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



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

**Amount Due: \$1,296.68**

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

**Amount Enclosed:**

#942137423111801#  
MONTELLA, AS TRUSTEE, PAUL  
4206 247TH ST.  
LITTLE NECK NY 11363-1641

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

9421374231118 01 4081160084 0000000129668 00000000000000 240102312024000 7

Account Overview	Amount
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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	\$1,296.68
If you no longer have a mortgage and want to pay everything, please pay	\$2,588.95

Billing Summary	Activity Date	Due Date	Amount
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Outstanding charges including interest and payments			\$0.00
Finance-Property Tax		01/01/2024	\$1,325.92
Adopted Tax Rate			\$-30.82
Star Reversal	01/01/2024		\$1.58
<b>Total amount due</b>			<b>\$1,296.68</b>

Tax Year Charges Remaining	Activity Date	Due Date	Amount
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Finance-Property Tax		04/01/2024	\$1,325.92
Adopted Tax Rate			\$-30.82
Star Reversal	01/01/2024		\$1.58
<b>Total tax year charges remaining</b>			<b>\$1,296.68</b>

If you pay everything you owe by January 16, 2024, you would save: \$4.41

**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: 4-8116-84. 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](http://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.

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

		Overall	
		Tax Rate	
Tax class	1 - Small Home, Less Than 4 Families	20.3090%	
Original tax rate billed		20.0850%	
New Tax rate			
<b>Estimated Market Value</b>		<b>\$776,000</b>	
			Taxes
<b>Billable Assessed Value</b>		<b>\$27,515</b>	
<b>Taxable Value</b>		$\$27,515 \times 20.0850\%$	
<b>Tax Before Abatements and STAR</b>		<b>\$5,526.40</b>	<b>\$5,526.40</b>
Basic Star - School Tax Relief		<b>\$-1,400.00</b>	<b>\$-281.20**</b>
<b>Annual property tax</b>			<b>\$5,245.20</b>
<b>Original property tax billed in June 2023</b>			<b>\$5,303.68</b>
<b>Change In Property Tax Bill Based On New Tax Rate</b>			<b>\$-58.48</b>

\*\* This is your NYS STAR tax savings. For more information, please visit us at [nyc.gov/star](https://nyc.gov/star) or contact 311.

