



Property Tax Bill Quarterly Statement

Activity through November 21, 2020

Owner name: CHANNER, CHRISTOPHER
Property address: 171-12 107TH AVE.
Borough, block & lot: QUEENS (4), 10246, 0041

Mailing address:
OWNER/AGENT
BAD LOCATION ADDRESS

Outstanding Charges	\$7,653.10
New Charges	\$779,415.88
Amount Due	\$787,068.98

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

The Department of Environmental Protection records indicate that you have not paid your water bill
Please call (718) 595-7890 immediately to pay or set-up a payment arrangement.

PTS - NA
1400.01
0 - 0 - 1B
264835



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 4-10246-0041

Pay Today The Easy Way
nyc.gov/payonline

Total amount due by January 4, 2021
If you want to pay everything you owe by January 4, 2021 please pay

\$787,068.98
\$787,785.25

Amount enclosed:

#947086520112101#

OWNER/AGENT
BAD LOCATION ADDRESS

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

9470865201121 01 4102460041 0000078706898 0000078778525 210104112021000 9

Previous Charges	Amount
Total previous charges including interest and payments	\$7,653.10

Current Charges	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2021	\$1,108.61
Finance-Property Tax		01/01/2021	\$1,134.89
Finance-Property Tax		01/01/2021	\$727.09
Adopted Tax Rate			\$-8.38
HPD-Emergency Repair- Chg		01/01/2021	\$3,562.50
HPD-Emergency Repair- Tax		01/01/2021	\$2,097.42
HPD-ERP Demolition- Chg		01/01/2021	\$685,000.00
HPD-ERP Demolition- Tax		01/01/2021	\$85,793.75
Total current charges			\$779,415.88

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		04/01/2021	\$727.09
Adopted Tax Rate			\$-8.38
Total tax year charges remaining			\$718.71
If you want to pay everything you owe by January 4, 2021 please pay			\$787,785.25
If you pay everything you owe by January 4, 2021, you would save:			\$2.44

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: 4-10246-0041 . 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.



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

Tax class 1B - Vacant Land Zoned Residential	Overall	
Original tax rate billed	Tax Rate	
New Tax rate	21.1670%	
Estimated Market Value	21.0450%	
	\$229,000	
Billable Assessed Value	\$13,740	Taxes
Taxable Value	\$13,740 x 21.0450%	
Tax Before Abatements and STAR	\$2,891.60	\$2,891.60
Annual property tax		\$2,891.60
Original property tax billed in June 2020		\$2,908.36
Change In Property Tax Bill Based On New Tax Rate		\$-16.76

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.

If you would like a payment agreement for your outstanding property taxes, we now offer a monthly payment agreement as well as the semi-annual and quarterly agreements.

