



# Property Tax Bill Quarterly Statement

Activity through November 21, 2020

**Owner name:** AVI KRASNOW  
**Property address:** 6-20 ELVIRA AVE.  
**Borough, block & lot:** QUEENS (4), 15576, 0032

**Mailing address:**  
AVI KRASNOW  
620 ELVIRA AVE.  
FAR ROCKAWAY NY 11691-5434

|                     |                   |
|---------------------|-------------------|
| Outstanding Charges | \$0.00            |
| New Charges         | \$2,380.82        |
| <b>Amount Due</b>   | <b>\$2,380.82</b> |

*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](http://nyc.gov/payonline).
- For general information, visit [nyc.gov/finance](http://nyc.gov/finance).
- To submit a question to the Department of Finance, visit [nyc.gov/dofaccount](http://nyc.gov/dofaccount).

PTS - ZB  
1400.01  
40 - 1 - 1  
353346



THIS STATEMENT IS FOR YOUR INFORMATION ONLY

|  |                   |
|--|-------------------|
| <b>Total amount due by January 4, 2021 if you still have a mortgage</b>        | \$0.00            |
| <b>Total amount due by January 4, 2021 if you no longer have a mortgage</b>    | \$2,380.82        |
| <b>If you no longer have a mortgage and want to pay everything, please pay</b> | <b>\$4,753.55</b> |

**Amount enclosed:**

#956105820112101#

AVI KRASNOW  
620 ELVIRA AVE.  
FAR ROCKAWAY NY 11691-5434

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

| Billing Summary                                     | Activity Date | Due Date   | Amount            |
|---|---------------|------------|-------------------|
| Outstanding charges including interest and payments |               |            | \$0.00            |
| Finance-Property Tax                                |               | 01/01/2021 | \$2,408.60        |
| Adopted Tax Rate                                    |               |            | \$-27.78          |
| <b>Total amount due</b>                             |               |            | <b>\$2,380.82</b> |

| Tax Year Charges Remaining  | Activity Date | Due Date   | Amount            |
|---|---------------|------------|-------------------|
| Finance-Property Tax  |               | 04/01/2021 | \$2,408.60        |
| Adopted Tax Rate  |               |            | \$-27.78          |
| <b>Total tax year charges remaining</b>                           |               |            | <b>\$2,380.82</b> |
| If you pay everything you owe by January 4, 2021, you would save: |               |            | \$8.09            |

**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%            |                   |
| <b>Estimated Market Value \$956,000</b>                  |                     |                   |
| <b>Billable Assessed Value</b>                           | <b>\$45,516</b>     |                   |
| <b>Taxable Value</b>                                     | \$45,516 x 21.0450% |                   |
| <b>Tax Before Abatements and STAR</b>                    | <b>\$9,578.84</b>   | <b>\$9,578.84</b> |
| <b>Annual property tax</b>                               |                     | <b>\$9,578.84</b> |
| <b>Original property tax billed in June 2020</b>         |                     | <b>\$9,634.40</b> |
| <b>Change In Property Tax Bill Based On New Tax Rate</b> |                     | <b>\$-55.56</b>   |

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](http://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: 4-15576-0032 . 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](http://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.

