



# Property Tax Bill Quarterly Statement

Activity through November 21, 2020

**Owner name:** VAZIRANI PROPERTY MANAGEMENT LLC

**Property address:** 320 BEACH 27TH ST.

**Borough, block & lot:** QUEENS (4), 15800, 0039

**Mailing address:**

VAZIRANI PROPERTY MANAGEMENT LLC

320 BEACH 27TH ST.

FAR ROCKAWAY NY 11691-2129

Outstanding Charges \$2.54

New Charges \$1,069.58

**Amount Due \$1,072.12**

*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).

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PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 4-15800-0039

**Total amount due by January 4, 2021**

**\$1,072.12**

**If you want to pay everything you owe by January 4, 2021 please pay**

**\$2,138.06**

**Amount enclosed:**

#956534420112101#

VAZIRANI PROPERTY MANAGEMENT LLC  
320 BEACH 27TH ST.  
FAR ROCKAWAY NY 11691-2129

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

9565344201121 01 4158000039 0000000107212 0000000213806 210104112021000 5

Billing Summary	Activity Date	Due Date	Amount
Outstanding charges including interest and payments			\$2.54
Finance-Property Tax		01/01/2021	\$1,082.06
Adopted Tax Rate			\$-12.48
<b>Total amount due</b>			<b>\$1,072.12</b>

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		04/01/2021	\$1,082.06
Adopted Tax Rate			\$-12.48
<b>Total tax year charges remaining</b>			<b>\$1,069.58</b>
<b>If you want to pay everything you owe by January 4, 2021 please pay</b>			<b>\$2,138.06</b>
If you pay everything you owe by January 4, 2021, you would save:			\$3.64

Overpayments/Credits	Activity Date	Due Date	Amount
Credit Balance		10/18/2020	\$-1,082.06
Credit Applied	11/08/2020		\$1,082.06
		<i>Total credit applied</i>	\$1,082.06
<b>Total overpayments/credits remaining on account</b>			<b>\$0.00</b>

**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: 4-15800-0039 . 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](https://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**

		<b>Overall</b>	
		<b>Tax Rate</b>	
Tax class	1 - Small Home, Less Than 4 Families		
Original tax rate billed		21.1670%	
New Tax rate		21.0450%	
<b>Estimated Market Value</b>		<b>\$534,000</b>	
			<b>Taxes</b>
<b>Billable Assessed Value</b>		<b>\$20,448</b>	
<b>Taxable Value</b>		$\$20,448 \times 21.0450\%$	
<b>Tax Before Abatements and STAR</b>		<b>\$4,303.28</b>	<b>\$4,303.28</b>
<b>Annual property tax</b>			<b>\$4,303.28</b>
<b>Original property tax billed in June 2020</b>			<b>\$4,328.24</b>
<b>Change In Property Tax Bill Based On New Tax Rate</b>			<b>\$-24.96</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).

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.

