



# Property Tax Bill Quarterly Statement

Activity through November 21, 2020

**Owner name:** LEONID GERINSHTEYN  
**Property address:** 35 HILLBROOK CT.  
**Borough, block & lot:** STATEN ISLAND (5), 03005, 1096

**Mailing address:**  
LEONID GERINSHTEYN  
35 HILLBROOK CT.  
STATEN ISLAND NY 10305-2905

|                     |                 |
|---------------------|-----------------|
| Outstanding Charges | \$0.00          |
| New Charges         | \$623.78        |
| <b>Amount Due</b>   | <b>\$623.78</b> |

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

PTS - LD  
1400.01  
40 - 0 - 1A  
64274



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 5-03005-1096

|                                                                            |            |
|----------------------------------------------------------------------------|------------|
| <b>Total amount due by January 4, 2021</b>                                 | \$623.78   |
| <b>If you want to pay everything you owe by January 4, 2021 please pay</b> | \$1,245.44 |

**Amount enclosed:**

#966529820112101#

LEONID GERINSHTEYN  
35 HILLBROOK CT.  
STATEN ISLAND NY 10305-2905

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

| <b>Billing Summary</b>                              | <b>Activity Date</b> | <b>Due Date</b> | <b>Amount</b>   |
|-----------------------------------------------------|----------------------|-----------------|-----------------|
| Outstanding charges including interest and payments |                      |                 | \$0.00          |
| Finance-Property Tax                                |                      | 01/01/2021      | \$631.92        |
| Adopted Tax Rate                                    |                      |                 | \$-8.14         |
| <b>Total amount due</b>                             |                      |                 | <b>\$623.78</b> |

| <b>Tax Year Charges Remaining</b>       | <b>Activity Date</b> | <b>Due Date</b> | <b>Amount</b>   |
|-----------------------------------------|----------------------|-----------------|-----------------|
| Finance-Property Tax                    |                      | 04/01/2021      | \$631.92        |
| Adopted Tax Rate                        |                      |                 | \$-8.14         |
| <b>Total tax year charges remaining</b> |                      |                 | <b>\$623.78</b> |

**If you want to pay everything you owe by January 4, 2021 please pay** **\$1,245.44**  
 If you pay everything you owe by January 4, 2021, you would save: **\$2.12**

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

|                                                          | <b>Overall Tax Rate</b> | <b>Taxes</b>      |
|----------------------------------------------------------|-------------------------|-------------------|
| Tax class 1A - Condo Unit in 1-3 Story Bldg              |                         |                   |
| Original tax rate billed                                 | 21.1670%                |                   |
| New Tax rate                                             | 21.0450%                |                   |
| <b>Estimated Market Value \$330,050</b>                  |                         |                   |
| <b>Billable Assessed Value</b>                           | <b>\$13,340</b>         |                   |
| <b>Taxable Value</b>                                     | \$13,340 x 21.0450%     |                   |
| <b>Tax Before Abatements and STAR</b>                    | \$2,807.40              | <b>\$2,807.40</b> |
| Basic Star - School Tax Relief                           | \$-1,410.00             | \$-296.00**       |
| <b>Annual property tax</b>                               |                         | <b>\$2,511.40</b> |
| <b>Original property tax billed in June 2020</b>         |                         | <b>\$2,527.68</b> |
| <b>Change In Property Tax Bill Based On New Tax Rate</b> |                         | <b>\$-16.28</b>   |

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

Please call 311 to speak to a representative to make a property tax payment by telephone.

**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: 5-03005-1096 . 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.



For information about the interest rate charged on late payments, visit [nyc.gov/taxbill](http://nyc.gov/taxbill).

