



Property Tax Bill

Quarterly Statement

Activity through November 18, 2023

Owner name: TOI WAN LAM, AMY
TOI LIN LAM, LILY

Property address: 474 WILSON AVE.

Borough, block & lot: STATEN ISLAND (5), 05591, 0027

Mailing address:

TOI WAN LAM, AMY
474 WILSON AVE.
STATEN ISLAND NY 10312-3730

Outstanding Charges \$0.00

New Charges \$2,018.19

Amount Due \$2,018.19

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
106248

Borough: 5 Block: 05591 Lot: 0027

Pay Today The Easy Way
nyc.gov/payonline



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

Amount Due: \$2,018.19

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

Amount Enclosed:

#970787423111801#
TOI WAN LAM, AMY
474 WILSON AVE.
STATEN ISLAND NY 10312-3730

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

9707874231118 01 5055910027 0000000201819 00000000000000 240102312024000 8

Account Overview	Amount
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	\$2,018.19
If you no longer have a mortgage and want to pay everything, please pay	\$4,029.52

Billing Summary	Activity Date	Due Date	Amount
Outstanding charges including interest and payments			\$0.00
Finance-Property Tax		01/01/2024	\$2,068.43
Adopted Tax Rate			\$-50.24
Total amount due			\$2,018.19

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		04/01/2024	\$2,068.43
Adopted Tax Rate			\$-50.24
Total tax year charges remaining			\$2,018.19
If you pay everything you owe by January 16, 2024, you would save:			\$6.86

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

	Overall	
Tax class 1 - Small Home, Less Than 4 Families	Tax Rate	
Original tax rate billed	20.3090%	
New Tax rate	20.0850%	
Estimated Market Value	\$916,000	
Billable Assessed Value	\$44,858	Taxes
Taxable Value	$\$44,858 \times 20.0850\%$	
Tax Before Abatements and STAR	\$9,009.76	\$9,009.76
Solar		\$-836.52
Annual property tax		\$8,173.24
Original property tax billed in June 2023		\$8,273.72
Change In Property Tax Bill Based On New Tax Rate		\$-100.48

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: 5-5591-27. 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 to update your mailing address, register to receive property tax receipts by email, or learn about the interest rate charged on late payments.