



Property Tax Bill Quarterly Statement

Activity through November 21, 2020

Owner name: ALBORANO, TRUSTEE, PETER
ALBORANO, TRUSTEE, PETER

Property address: 11 PHILIP AVE.

Borough, block & lot: STATEN ISLAND (5), 06474, 0031

Mailing address:

ALBORANO, TRUSTEE, PETER
11 PHILIP AVE.
STATEN ISLAND NY 10312-4708

Outstanding Charges \$0.00

New Charges \$628.19

Amount Due \$628.19

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.
- For general information, visit nyc.gov/finance.
- To submit a question to the Department of Finance, visit nyc.gov/dofaccount.

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PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 5-06474-0031

Total amount due by January 4, 2021

\$628.19

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

\$1,254.24

Amount enclosed:

#972188120112101#

ALBORANO, TRUSTEE, PETER
11 PHILIP AVE.
STATEN ISLAND NY 10312-4708

Make checks payable & mail payment to:

NYC Department of Finance
P.O. Box 680
Newark NJ 07101-0680

9721881201121 01 5064740031 0000000062819 0000000125424 210104112021000 8

| Billing Summary | Activity Date | Due Date | Amount |
|---|---------------|------------|-----------------|
| Outstanding charges including interest and payments | | | \$0.00 |
| Finance-Property Tax | | 01/01/2021 | \$637.43 |
| Adopted Tax Rate | | | \$-9.24 |
| Total amount due | | | \$628.19 |

| Tax Year Charges Remaining | Activity Date | Due Date | Amount |
|--|---------------|------------|-------------------|
| Finance-Property Tax | | 04/01/2021 | \$637.43 |
| Adopted Tax Rate | | | \$-9.24 |
| Total tax year charges remaining | | | \$628.19 |
| If you want to pay everything you owe by January 4, 2021 please pay | | | \$1,254.24 |
| If you pay everything you owe by January 4, 2021, you would save: | | | \$2.14 |

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

| | | |
|--|----------------------------|-------------------|
| Tax class 1 - Small Home, Less Than 4 Families | Overall Tax Rate | |
| Original tax rate billed | 21.1670% | |
| New Tax rate | 21.0450% | |
| Estimated Market Value \$703,000 | | |
| Billable Assessed Value | \$33,199 | Taxes |
| Basic Veteran | -2,880.00 | |
| Senior Citizen Homeowner | -15,160.00 | |
| Taxable Value | \$15,159 x 21.0450% | |
| Tax Before Abatements and STAR | \$3,190.24 | \$3,190.24 |
| Enhanced Star - School Tax Relief | \$-3,280.00 | \$-659.00** |
| Annual property tax | | \$2,531.24 |
| Original property tax billed in June 2020 | | \$2,549.72 |
| Change In Property Tax Bill Based On New Tax Rate | | \$-18.48 |

** This is your NYS STAR tax savings. For more information, please visit us at nyc.gov/finance or contact 311.

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: 5-06474-0031 . 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.



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.

