



# Property Tax Bill Quarterly Statement

Activity through November 19, 2022

**Owner name:** VINCENT J VENTURA  
VENTURA LAURA

**Property address:** 475 JANSEN ST.

**Borough, block & lot:** STATEN ISLAND (5), 06517, 0232

**Mailing address:**

VINCENT J. VENTURA  
475 JANSEN ST.  
STATEN ISLAND NY 10312-5239

Outstanding Charges	\$0.00
New Charges	\$3,922.38
<b>Amount Due</b>	<b>\$3,922.38</b>

*Please pay by January 3, 2023. To avoid interest pay on or before January 17th.*

Most Department of Finance services are available online:

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



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 - LD  
1400.01 - S  
40 - 0 - 1  
120610



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 5-06517-0232

**Pay Today The Easy Way**  
**[nyc.gov/payonline](https://nyc.gov/payonline)**

**Total amount due by January 3, 2023**

\$3,922.38

**If you want to pay everything you owe by January 3, 2023 please pay**

\$7,831.42

**Amount enclosed:**

#972207522111901#

VINCENT J. VENTURA  
475 JANSEN ST.  
STATEN ISLAND NY 10312-5239

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

9722075221119 01 5065170232 0000000392238 0000000783142 230103112023000 7

Billing Summary	Activity Date	Due Date	Amount
Outstanding charges including interest and payments			\$0.00
Finance-Property Tax		01/01/2023	\$3,790.98
Debit Adjustment	01/01/2023		\$131.40
<b>Total amount due</b>			<b>\$3,922.38</b>

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		04/01/2023	\$3,790.98
Debit Adjustment	01/01/2023		\$131.40
<b>Total tax year charges remaining</b>			<b>\$3,922.38</b>
<b>If you want to pay everything you owe by January 3, 2023 please pay</b>			<b>\$7,831.42</b>
If you pay everything you owe by January 3, 2023, you would save:			\$13.34

**How We Calculated Your Property Tax For July 1, 2022 Through June 30, 2023**

	Overall Tax Rate	
Tax class 1 - Small Home, Less Than 4 Families		
Original tax rate billed	19.9630%	
New Tax rate	20.3090%	
<b>Estimated Market Value</b>	<b>\$1,266,000</b>	
<b>Billable Assessed Value</b>	<b>\$75,960</b>	<b>Taxes</b>
<b>Taxable Value</b>	<b>\$75,960 x 20.3090%</b>	
<b>Tax Before Abatements and STAR</b>	<b>\$15,426.72</b>	<b>\$15,426.72</b>
<b>Annual property tax</b>		<b>\$15,426.72</b>
<b>Original property tax billed in June 2022</b>		<b>\$15,163.92</b>
<b>Change In Property Tax Bill Based On New Tax Rate</b>		<b>\$262.80</b>

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

**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: 5-06517-0232. Our address is P. O. 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.

**To update your mailing address:** Visit [nyc.gov/changemailingaddress](https://nyc.gov/changemailingaddress) or call 311.

**Register to receive your property tax payment receipts by email!** Visit [nyc.gov/contactdof](https://nyc.gov/contactdof) to sign up.

