

Property Tax Bill Quarterly Statement

Activity through June 1, 2019

Owner name: CLINTON REALTY ASSOCIATES LLC

Property address: 63 CLINTON ST.

Borough, block & lot: MANHATTAN (1), 00349, 0027

Mailing address:

CLINTON REALTY ASSOCIATES LLC

63 CLINTON ST.

NEW YORK NY 10002-2432

Statement Billing Summary

Unpaid charges, if any	\$0.00
Current charges	\$46,494.54
Total amount due by July 1, 2019	\$46,494.54
Total property tax amount due July 1, 2019 from Midland Loan Services LP You, the property owner	\$46,481.54 \$13.00
Amount of property tax not due July 1, 2019 but that Midland Loan Services LP can pre-pay	\$46,481.54
If Midland Loan Services LP wants to pay all property tax owed by July 1, 2019 please pay	\$92,498.26
If Midland Loan Services LP pays all property tax owed by July 1, 2019 you would save	\$464.82
Charges you can pre-pay	\$10.00
Total amount you may pay by July 1, 2019	\$23.00

PTS - LD 1400.01 40 - 1 17327



Please include this coupon if you pay by mail or in person. 1-00349-0027

Pay today the easy way nyc.gov/payonline

Finance

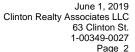
Total amount due by July 1, 2019 if you still have a mortgage Total amount due by July 1, 2019 if you no longer have a mortgage Amount you may pay by July 1, 2019 if you choose to pay early If you no longer have a mortgage and want to pay everything, please pay

	\$13.00
\$46	,494.54
	\$23.00
\$92	.521.26

Amount enclosed:

#802189019060101#

CLINTON REALTY ASSOCIATES LLC 63 CLINTON ST. NEW YORK NY 10002-2432 Make checks payable & mail payment to: NYC Department of Finance P.O. Box 680 Newark NJ 07101-0680





Previous Charges	Amount
Total previous charges including interest and payments	\$0.00

Current Charges	Activity Date	Due Date	Amount
Finance-Property Tax		07/01/2019	\$46,481.54
HPD-Property Registration Fee- Chg		07/01/2019	\$13.00
Total current charges			\$46,494.54

Tax Year Charges Remaining	Activity Date	Due Date		Amount
Finance-Property Tax		01/01/2020		\$46,481.54
Rent Stabilization fee \$10/apt.	# Apts		RS fee identifiers	
Rent Stabilization Fee- Chg	1	01/01/2020	12080500	\$10.00
Total tax year charges remaining				\$46,491.54
If you pay everything you owe by July 1, 2019,	you would save) :		\$464.82

Annual Property Tax Detail

Tax class 2 - Residential More Than 10 Units
Current tax rate

Overall

Tax Rate
12.6120%

Estimated Market Value \$1,697,000

Taxes

Billable Assessed Value \$737,100

Taxable Value \$737,100 x 12.6120%

Tax Before Abatements and STAR \$92,963.08

Annual property tax \$92,963.08

NEW LAW: To learn about Local Law 147, which requires residential buildings with three or more units to create a policy on smoking and to share it with current and prospective tenants, visit www.nyc.gov/health/tobaccocontrol.

The NYC Health Department would like to remind property owners that they must remove standing water, where mosquitos can breed in warm weather. For more information, please visit nyc.gov/health or call 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: 1-00349-0027. 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.



Statement Details



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The Housing Maintenance Code requires that all residential buildings with three or more dwelling units register annually with HPD regardless of whether the owner resides at the property. One- and two-family dwellings are only required to register annually where neither the owner nor any family member occupies the dwelling. For questions or issues regarding registration, please call HPD at 212-863-7000 or e-mail HPD at register@hpd.nyc.gov.

