

Property Tax Bill

Quarterly Statement

Activity through June 1, 2019

Owner name: 62-41 FOREST AVENUE LLC
Property address: 62-41 METROPOLITAN AVENUE
Borough, block & lot: QUEENS (4), 03492, 0025

Mailing address:
 62-41 FOREST AVENUE LLC
 1979 MARCUS AVE. STE 218
 NEW HYDE PARK NY 11042-1079

Statement Billing Summary

Unpaid charges, if any	\$0.00
Current charges	\$211,947.34
Total amount due by July 1, 2019	\$211,947.34
Total property tax amount due July 1, 2019 from	
Global Bank	\$211,947.34
You, the property owner	\$0.00
Amount of property tax not due July 1, 2019 but that Global Bank can pre-pay	\$211,947.34
If Global Bank wants to pay all property tax owed by July 1, 2019 please pay	\$421,775.21
If Global Bank pays all property tax owed by July 1, 2019 you would save	\$2,119.47
Charges you can pre-pay	\$420.00
Total amount you may pay by July 1, 2019	\$420.00

PTS - ZD
1400.01
40 - 1
103599



**Department of
Finance**

Please include this coupon if you pay by mail or in person. 4-03492-0025

Pay today the easy way
nyc.gov/payonline

Total amount due by July 1, 2019 if you still have a mortgage	\$0.00
Total amount due by July 1, 2019 if you no longer have a mortgage	\$211,947.34
Amount you may pay by July 1, 2019 if you choose to pay early	\$420.00
If you no longer have a mortgage and want to pay everything, please pay	\$422,195.21

Amount enclosed:

#930834019060101#

62-41 FOREST AVENUE LLC
1979 MARCUS AVE. STE 218
NEW HYDE PARK NY 11042-1079

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	\$211,947.34
Total current charges			\$211,947.34
Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2020	\$211,947.34
Rent Stabilization fee \$10/apt.	# Apts		RS fee identifiers
Rent Stabilization Fee- Chg	42	01/01/2020	51152700
Total tax year charges remaining			\$212,367.34
If you pay everything you owe by July 1, 2019, you would save:			\$2,119.47

Annual Property Tax Detail

	Overall	Taxes
Tax class 2 - Residential More Than 10 Units	Tax Rate	
Current tax rate	12.6120%	
Estimated Market Value \$7,468,983		
Billable Assessed Value	\$3,361,042	
Taxable Value	\$3,361,042 x 12.6120%	
Tax Before Abatements and STAR	\$423,894.68	\$423,894.68
Annual property tax		\$423,894.68

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: 4-03492-0025 . 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.

