



# Property Tax Bill Quarterly Statement

Activity through August 25, 2017

**Owner name:** OAC 550 OWNER LLC  
**Property address:** 550 MADISON AVE.  
**Borough, block & lot:** MANHATTAN (1), 01291, 0010

**Mailing address:**  
C/O OLAYAN AMERICA  
OAC 550 OWNER LLC  
505 PARK AVE.  
NEW YORK NY 10022-1106

## Statement Billing Summary

Previous charges	\$9,544,092.50
Amount paid	\$-9,544,055.67
Interest	\$-36.83
<b>Unpaid charges, if any</b>	<b>\$0.00</b>
Current charges	\$0.00
<b>Total amount due by October 2, 2017</b>	<b>\$0.00</b>
Charges you can pre-pay	\$9,246,743.74
<b>If you want to pay everything you owe by October 2, 2017 please pay</b>	<b>\$9,246,743.74</b>
Overpayments/credits on account	\$539,348.04

FT - ZD  
1400.01  
40 - 0  
91140



Please include this coupon if you pay by mail or in person. 1-01291-0010

**Pay today the easy way**  
**[nyc.gov/payonline](http://nyc.gov/payonline)**

**Total amount due by October 2, 2017**  
**If you want to pay everything you owe by October 2, 2017 please pay**

\$0.00  
\$9,246,743.74

**Amount enclosed:**

#948630817082501#

C/O OLAYAN AMERICA  
OAC 550 OWNER LLC  
505 PARK AVE.  
NEW YORK NY 10022-1106

**Mail payment to:**  
NYC Department of Finance  
P.O. Box 680  
Newark NJ 07101-0680

Previous Charges	Due Date	Amount
<b>Total previous charges including interest and payments</b>		<b>\$0.00</b>

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2018	\$9,505,969.96
Revised Assessed Value-Commission	07/29/2017		\$-294,578.96
East Mid-Manhat BID		01/01/2018	\$35,352.74
<b>Total tax year charges remaining</b>			<b>\$9,246,743.74</b>
<b>If you want to pay everything you owe by October 2, 2017 please pay</b>			<b>\$9,246,743.74</b>

Overpayments/Credits	Activity Date	Due Date	Amount
Finance-Property Tax		07/01/2016	\$0.00
Revised Assessed Value-Commission	07/29/2017		\$-123,333.62
Finance-Property Tax		01/01/2017	\$0.00
Revised Assessed Value-Commission	07/29/2017		\$-121,435.46
Finance-Property Tax		07/01/2017	\$0.00
Revised Assessed Value-Commission	07/29/2017		\$-294,578.96
<b>Total overpayments/credits remaining on account</b>			<b>\$-539,348.04</b>

You must apply for a refund or a transfer of credits resulting from overpayments within six years of the date of the overpayment or credit. Please note that overpayments and credits are automatically applied to unpaid taxes.

#### Annual Property Tax Detail

Tax class 4 - Commercial Property	<b>Tax rate</b>			
Current tax rate	10.5740%			
<b>Estimated market value</b>	<b>\$454,366,000</b>	<b>Billable assessed value</b>	<b>Tax rate</b>	<b>Taxes</b>
<b>Tax before exemptions and abatements</b>		<b>\$174,227,180</b>	<b>X 10.5740%</b>	<b>= \$18,422,782</b>
<b>Tax before abatements</b>				<b>\$18,422,782</b>
<b>Annual property tax</b>				<b>\$18,422,782</b>

#### 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: 1-01291-0010 . 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](http://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.

