



# Property Tax Bill

## Quarterly Statement

Activity through June 07, 2013

**Owner name:** PWV ACQUISITION LLC  
**Property address:** 790 COLUMBUS AVE.  
**Borough, block & lot:** MANHATTAN (1), 01852, 0020

**Mailing address:**  
PWV ACQUISITION LLC  
790 COLUMBUS AVENUE  
NEW YORK, NY 10025

### Statement Billing Summary

Previous charges	\$0.00
Amount paid	\$0.00
Interest	\$0.00
<b>Unpaid charges, if any</b>	<b>\$0.00</b>
Current charges	\$444,930.68
<b>Total amount due by July 1, 2013</b>	<b>\$444,930.68</b>
<b>Total property tax amount due July 1, 2013 from</b>	
<b>New York Community Bank</b>	<b>\$444,648.58</b>
<b>You, the property owner</b>	<b>\$282.10</b>
Amount of property tax not due July 1, 2013 but that New York Community Bank can pre-pay	\$466,824.36
<b>If New York Community Bank wants to pay all property tax owed by July 1, 2013 please pay</b>	<b>\$902,136.45</b>
If New York Community Bank pays all property tax owed by July 1, 2013 you would save	\$9,336.49
Charges you can pre-pay	\$2,252.10
<b>Total amount you may pay by July 1, 2013</b>	<b>\$2,534.20</b>

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Please include this coupon if you pay by mail or in person. 1-01852-0020

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

<b>Total amount due by July 1, 2013 if you still have a mortgage</b>	<b>\$282.10</b>
<b>Total amount due by July 1, 2013 if you no longer have a mortgage</b>	<b>\$444,930.68</b>
<b>Amount you may pay by July 1, 2013 if you choose to pay early</b>	<b>\$2,534.20</b>
<b>If you no longer have a mortgage and want to pay everything, please pay</b>	<b>\$904,670.65</b>

**Amount enclosed:**

#BWNFFBV  
#8878771130607011#

PWV ACQUISITION LLC  
790 COLUMBUS AVENUE  
NEW YORK NY 10025

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



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

Current Charges	Activity Date	Due Date	Amount
Finance-Property Tax		07/01/2013	\$466,824.36
SCRIE Rent Stabilization Abatement			\$-18,665.57
Drie Disability Rent Increase Abate			\$-3,155.56
Credit Received			\$-354.65
Tax Commission Fee		03/01/2013	\$175.00
Credit Received	05/21/2013		\$-175.00
Housing - Property Registration Fee		05/18/2013	\$2.00
Credit	06/07/2013		\$-2.00
Columbus/Amster BID		07/01/2013	\$282.10
Total current charges			\$444,930.68

Tax Year Charges Remaining	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2014	\$466,824.36
Columbus/Amster BID		01/01/2014	\$282.10
Rent Stabilization fee \$10/apt.	# Apts	RS fee identifiers	
Housing-Rent Stabilization	197	04/01/2012 013782600 782600	\$1,970.00
Total tax year charges remaining			\$469,076.46

Overpayments/Credits	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2013	\$-529.65
Credit Applied			\$529.65
			<i>Total credit applied</i>
Total overpayments/credits remaining on account			\$0.00

### 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: 1-01852-0020. 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.



### Annual Property Tax Detail

Tax class 2 - Residential, More Than 10 Units		<b>Tax rate</b>	
Current tax rate		13.1810%	
<b>Estimated market value</b>	<b>\$20,556,000</b>	<b>Billable assessed value</b>	
<b>Tax before exemptions and abatements</b>		<b>\$7,083,292</b>	<b>X 13.1810% = \$933,649</b>
<b>Tax before abatements</b>			<b>\$933,649</b>
Senior Citizens Rent Increase Exemption	\$18,666		
Disability Rent Increase Abatement	\$3,156		
<b>Annual property tax</b>			<b>\$933,649</b>

The Housing Maintenance Code requires that residential buildings with three or more dwelling units and one- and two-family dwellings where neither the owner nor any family member occupies the dwelling register with HPD annually. If you do not believe that your property is required to register, please call HPD at 212-863-7000 or e-mail HPD at [register@hpd.nyc.gov](mailto:register@hpd.nyc.gov).

You are required to tell us the income and expenses for your property by September 3, 2013. Please file the information electronically by visiting [www.nyc.gov/rpie](http://www.nyc.gov/rpie).

