



# Property Tax Bill Quarterly Statement

Activity through November 22, 2013

**Owner name:** TEGFORD REALTY,  
**Property address:** 790 E. 152ND ST.  
**Borough, block & lot:** BRONX (2), 02653, 0069

**Mailing address:**  
LEEDS ASSOCIATES  
215 W. 83RD ST.  
LBBY 1  
NEW YORK, NY 10024-4919

## 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	\$95.44
<b>Total amount due by January 2, 2014</b>	<b>\$95.44</b>
<b>Overpayments/credits on account</b>	<b>\$2,740.02</b>

001400.01  
7729



Please include this coupon if you pay by mail or in person. 2-02653-0069

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

**Total amount due by January 2, 2014**

**\$95.44**

#BWNFFBV  
#9407424131122014#

LEEDS ASSOCIATES  
215 W. 83RD ST.  
LBBY 1  
NEW YORK NY 10024-4919

**Amount enclosed:**

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



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Current Charges	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2014	\$0.00
Adopted Tax Rate			\$-65.42
Alteration-J51 Reversal	11/22/2013		\$65.42
<b>Rent Stabilization fee \$10/apt.</b>	<b># Apts</b>	<b>RS fee identifiers</b>	
Housing-Rent Stabilization	29	04/01/2012 020900700 900700	\$95.44
<b>Total current charges</b>			<b>\$95.44</b>

Overpayments/Credits	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2013	\$0.00
SCRIE Rent Stabilization Abatement	11/20/2013		\$-2,652.54
Finance-Property Tax		07/01/2013	\$0.00
SCRIE Rent Stabilization Abatement	09/20/2013		\$-87.48
<b>Total overpayments/credits remaining on account</b>			<b>\$-2,740.02</b>

**How We Calculated Your Property Tax For July 1, 2013 Through June 30, 2014**

Tax class 2 - Residential, More Than 10 Units	<b>Tax rate</b>			
Original tax rate billed June 2013	13.1810%			
New tax rate	13.1450%			
<b>Estimated market value \$1,015,000</b>	<b>Billable assessed value</b>	<b>New Tax rate</b>		<b>Taxes</b>
<b>Tax before exemptions and abatements</b>	<b>\$383,758</b>	<b>X 13.1450%</b>	<b>=</b>	<b>\$50,445</b>
J-51 Exemption	\$-202,008			\$-26,554
<b>Tax before abatements</b>				<b>\$23,891</b>
J51 Abatement				\$-23,891
<b>Annual property tax</b>				<b>\$0</b>

If you own income producing property, you must file a Real Property Income and Expense Statement or a Claim of Exclusion unless you are exempt by law. The deadline to file is June 2, 2014. Failure to file will result in penalties and interest, which will become a lien on your property if they go unpaid. To see if you are exempt from this requirement and to learn more, please visit [nyc.gov/rpie](http://nyc.gov/rpie).

**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: 2-02653-0069. 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.

