



Property Tax Bill
Quarterly Statement
 Activity through June 08, 2012

Owner name: KAREN MCGRAIL
Property address: 131 WINCHESTER AVE.
Borough, block & lot: STATEN ISLAND (5), 05292, 0047

Mailing address:
 KAREN MCGRAIL
 131 WINCHESTER AVE.
 STATEN ISLAND, NY 10312-6217

Statement Billing Summary

Previous charges	\$1,029.47
Amount paid	\$-1,029.47
Interest	\$0.00
Unpaid charges, if any	\$0.00
Current charges	\$1,083.50
Total amount due by July 2, 2012	\$1,083.50
Total property tax amount due July 2, 2012 from	
Chase Home Finance LLC	\$1,083.50
You, the property owner	\$0.00
Amount of property tax not due July 2, 2012 but that Chase Home Finance LLC can pre-pay	\$3,161.19
If Chase Home Finance LLC wants to pay all property tax owed by July 2, 2012 please pay	\$4,202.54
If Chase Home Finance LLC pays all property tax owed by July 2, 2012 you would save	\$42.15

Did you know you can pay your property taxes through your bank's website or online bill pay site?
 It's safe, fast, and easy! See reverse side for details.

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This statement is for your information only.

Pay today the easy way
nyc.gov/payonline

Total amount due by July 2, 2012 if you still have a mortgage	\$0.00
Total amount due by July 2, 2012 if you no longer have a mortgage	\$1,083.50
If you no longer have a mortgage and want to pay everything, please pay	\$4,202.54

Amount enclosed:

#BWNFFBV
 #8957004120608011#

KAREN MCGRAIL
 131 WINCHESTER AVE.
 STATEN ISLAND NY 10312-6217

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



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

Current Charges	Activity Date	Date	Amount
Finance-STAR Exemption One-Time Charge *		07/01/2011	\$29.77
Finance-Property Tax		07/01/2012	\$1,053.73

* State law recently changed how the STAR benefit is applied. It cannot increase more than 2% each year. Due to this change, Finance has recalculated your STAR benefit for the 2011/12 tax year.

Total current charges	\$1,083.50
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Charges You Can Pre-pay	Activity Date	Date	Amount
Finance-Property Tax		10/01/2012	\$1,053.73
Finance-Property Tax		01/01/2013	\$1,053.73
Finance-Property Tax		04/01/2013	\$1,053.73
Total charges you can pre-pay			\$3,161.19

Annual Property Tax Detail

Tax class 1 - Small Home, Less Than 4 Families	Tax rate			
Current tax rate	18.2050%			
Estimated market value \$433,000	Billable assessed value	tax rate		Taxes
Tax before exemptions and abatements	\$24,762	X 18.2050%	=	\$4,508
Basic STAR - School Tax Relief	\$-1,670			\$-293*
Tax before abatements				\$4,215
Annual property tax				\$4,215

* This is your NYS STAR tax savings. It cannot increase more than 2% a year. For more information, please visit us at nyc.gov/finance or contact 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: 5-05292-0047. 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.

