

**KINGS PLAZA  
2023 TAX BILLS  
TABLE OF CONTENTS**

Tax Expense Summary PAGE 2

**07/2023 - 06/2024 TAX BILLS**

---

BLOCK 8470 LOT 50 PAGE 3

BLOCK 8470 LOT 55 PAGE 5

BLOCK 8470 LOT 114 PAGE 7

**07/2022 - 06/2023 TAX BILLS**

---

BLOCK 8470 LOT 50 PAGE 9

BLOCK 8470 LOT 55 PAGE 12

BLOCK 8470 LOT 114 PAGE 15

**2022/2023 Tax Refund for Block 8470 Lot 114** PAGE 17

**KINGS PLAZA (3091)**  
**2023 Adjustment Billing**  
**TAX EXPENSE SUMMARY**

		2023/2024						
Block	Lot	2023/2024 Actual Assessment	Ports & Terminals Exemption	2023/2024 Billable Assessment	2023/2024 Tax Rate	2023/2024 Tax Expense	50%	
						Tax Expense		
08470	0050	19,700,000	(2,964,600)	16,735,400	10.5920%	1,772,614	886,307	
08470	0055	140,300,000	-	140,300,000	10.5920%	14,860,576	7,430,288	
08470	0114	9,198,450	-	9,198,450	10.5920%	974,300	487,150	
<b>Total 2023/2024</b>						<b>17,607,489</b>	<b>8,803,745</b>	

		2022/2023						
Block	Lot	2022/2023 Actual Assessment	Ports & Terminals Exemption	2022/2023 Billable Assessment	2022/2023 Tax Rate	2022/2023 Tax Expense	50%	
						Tax Expense		
08470	0050	20,011,770	(2,964,600)	17,047,170	10.6460%	1,814,842	907,421	
08470	0055	135,636,300	-	135,636,300	10.6460%	14,439,840	7,219,920	
08470	0114	8,300,000	-	8,300,000	10.6460%	883,618	441,809	
<b>Total 2022/2023</b>						<b>17,138,300</b>	<b>8,569,150</b>	





Calendarized 2023 Tax Expense	17,372,895
Tax Consulting Fees	148,212
<b>Total 2023 Tax Expense</b>	<b>17,521,107</b>

Owner name: ALEXANDER'S INC  
 Property address: 5102 AVENUE U.

Borough BROOKLYN (3)	Block 8470	Lot 50
-------------------------	---------------	-----------

How much do I owe?	
Outstanding charges	\$175.00
New charges	\$882,033.26
<b>Total amount due by January 2, 2024</b>	<b>\$882,208.26</b>

**Ways to pay:**

Most common way to pay	Other ways to pay	
 <b>Online</b>	 <b>By Mail</b>	 <b>In Person</b>
<p>Go to <b>www.nyc.gov/citypay</b> or scan the QR code to the right with your phone. Use your BBL (gray box, top left) to search for your property. Most people pay in five minutes or less.</p> <div style="text-align: right;">  </div> <p style="text-align: center;"><i>No fees when you pay from your checking account (e-check) or electronic wire transfer.</i></p>	<p>Remove the detachable slip (below) and mail it with your payment. Payment processed in 7-10 business days.</p>	<p>Visit a DOF business center with a copy of this bill. See <a href="http://www.nyc.gov/visitdof">www.nyc.gov/visitdof</a> for locations. Open Monday to Friday, 8:30 a.m. to 4:30 p.m. Wait times may vary.</p>

PTS - HD - 1400.01 - C2 - 40 - 0 - 4 - 332618

**Borough: 3    Block: 08470    Lot: 0050**

**Want faster payment processing and instant confirmation?**  
 Pay online at [www.nyc.gov/citypay](http://www.nyc.gov/citypay)



Statement of Account  
 66 John Street  
 Room 104 Mailroom  
 New York, NY 10038

**Amount Due 01/02/24:                    \$882,208.26**

**Amount Enclosed:**

#913982523111801#  
 ALEXANDER'S INC.  
 P.O. BOX 847  
 CARLSBAD CA 92018-0847

**Make checks payable & mail payment to:**  
 NYC Department of Finance  
 PO Box 680  
 Newark NJ 07101-0680



Department of Finance

Table with 2 columns: Billing Summary, Amount. Rows include Outstanding charges (\$175.00), New charges (\$882,033.26), and AMOUNT DUE BY JANUARY 2, 2024 (\$882,208.26).

Table with 2 columns: Your property details, How we calculate your annual taxes. Rows include Estimated market value, Tax class, Prior year tax rate, Current tax rate, Exemptions, Billable assessed value, minus exemptions, times the current tax rate, and Annual property tax.

Activity for This Billing Period

Department of Finance charges

The charges below include property tax and other property-related charges. If you have questions, contact DOF at www.nyc.gov/dofcustomerservice.

Table with 3 columns: Description, Activity Date, Amount. Rows include Finance-Property Tax (\$890,650.34), Adopted Tax Rate (01/01/2024, \$-9,037.08), and Department of Finance Total (\$881,613.26).

Fire Department charges

The New York City Fire Department (FDNY) charges property owners fees for fire prevention inspections. For more information about any charges listed below, contact FDNY.

Table with 3 columns: Description, Activity Date, Amount. Rows include Fire-Prevention Inspection- Chg 000042302307 (\$420.00) and Fire Department Total (\$420.00).

Messages for You:

Visit www.nyc.gov/taxbill to update your mailing address, register to receive property tax receipts by email, or learn about the interest rate charged on late payments.

Home banking payment instructions: Log into your bank or bill pay website and add "NYC DOF Property Tax" as the payee. Your account number is your BBL number: 3-8470-50. Our address is PO Box 680, Newark, NJ 07101-0680.

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.

We offer payment agreements for outstanding property taxes. Visit nyc.gov/dofpaymentplans.







Owner name: MACY'S MALL REAL ESTATE, LLC  
 Property address: 5120 AVENUE U

Borough BROOKLYN (3)	Block 8470	Lot 55
-------------------------	---------------	-----------

How much do I owe?	
Outstanding charges	\$175.00
New charges	\$7,392,666.47
<b>Total amount due by January 2, 2024</b>	<b>\$7,392,841.47</b>

**Ways to pay:**

Most common way to pay	Other ways to pay	
 <b>Online</b>	 <b>By Mail</b>	 <b>In Person</b>
<p>Go to <a href="http://www.nyc.gov/citypay">www.nyc.gov/citypay</a> or scan the QR code to the right with your phone. Use your BBL (gray box, top left) to search for your property. Most people pay in five minutes or less.</p> <div style="text-align: right;">  </div> <p><i>No fees when you pay from your checking account (e-check) or electronic wire transfer.</i></p>	<p>Remove the detachable slip (below) and mail it with your payment. Payment processed in 7-10 business days.</p>	<p>Visit a DOF business center with a copy of this bill. See <a href="http://www.nyc.gov/visitdof">www.nyc.gov/visitdof</a> for locations. Open Monday to Friday, 8:30 a.m. to 4:30 p.m. Wait times may vary.</p>

PTS - HD - 1400.01 - C2 - 40 - 0 - 4 - 332619

**Borough: 3    Block: 08470    Lot: 0055**

**Want faster payment processing and instant confirmation?**  
 Pay online at [www.nyc.gov/citypay](http://www.nyc.gov/citypay)



Statement of Account  
 66 John Street  
 Room 104 Mailroom  
 New York, NY 10038

**Amount Due 01/02/24:                    \$7,392,841.47**

**Amount Enclosed:**

#913982623111801#  
 MACY'S MALL REAL ESTATE, LLC  
 7 W. 7TH ST.  
 CINCINNATI OH 45202-2424

**Make checks payable & mail payment to:**  
 NYC Department of Finance  
 PO Box 680  
 Newark NJ 07101-0680



Department of Finance

Table with 2 columns: Billing Summary, Amount. Rows include Outstanding charges (\$175.00), New charges (\$7,392,666.47), and AMOUNT DUE BY JANUARY 2, 2024 (\$7,392,841.47).

Table with 2 columns: Your property details, How we calculate your annual taxes. Rows include Estimated market value, Tax class, Prior year tax rate, Current tax rate, Billable assessed value, times the current tax rate, and Annual property tax (\$14,860,576.00).

Activity for This Billing Period

Department of Finance charges

The charges below include property tax and other property-related charges. If you have questions, contact DOF at www.nyc.gov/dofcustomerservice.

Table with 3 columns: Description, Activity Date, Amount. Rows include Finance-Property Tax (\$7,467,993.47), Adopted Tax Rate (\$-75,762.00), and Department of Finance Total (\$7,392,231.47).

Department of Buildings charges

The New York City Department of Buildings (DOB) issues fees to property owners for boiler, elevator, illuminated sign, and public assembly permits. For more information about any charges listed below, contact DOB.

Table with 2 columns: Description, Amount. Row includes Bldg-Signs- Chg B00863527 41026 (\$435.00) and Department of Buildings Total (\$435.00).

Messages for You:

Visit www.nyc.gov/taxbill to update your mailing address, register to receive property tax receipts by email, or learn about the interest rate charged on late payments.

Home banking payment instructions: Log into your bank or bill pay website and add "NYC DOF Property Tax" as the payee. Your account number is your BBL number: 3-8470-55. Our address is PO Box 680, Newark, NJ 07101-0680.

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.

We offer payment agreements for outstanding property taxes. Visit nyc.gov/dofpaymentplans.







Owner name: BROOKLYN KINGS PLAZA LLC  
 Property address: 5602 AVENUE U.

Borough BROOKLYN (3)	Block 8470	Lot 114
-------------------------	---------------	------------

How much do I owe?	
Outstanding charges	\$175.00
New charges	\$379,529.70
<b>Total amount due by January 2, 2024</b>	<b>\$379,704.70</b>

**Ways to pay:**

Most common way to pay	Other ways to pay	
 <b>Online</b>	 <b>By Mail</b>	 <b>In Person</b>
<p>Go to <b>www.nyc.gov/citypay</b> or scan the QR code to the right with your phone. Use your BBL (gray box, top left) to search for your property. Most people pay in five minutes or less.</p> <div style="text-align: right;">  </div> <p style="text-align: center;"><i>No fees when you pay from your checking account (e-check) or electronic wire transfer.</i></p>	<p>Remove the detachable slip (below) and mail it with your payment. Payment processed in 7-10 business days.</p>	<p>Visit a DOF business center with a copy of this bill. See <a href="http://www.nyc.gov/visitdof">www.nyc.gov/visitdof</a> for locations. Open Monday to Friday, 8:30 a.m. to 4:30 p.m. Wait times may vary.</p>

PTS - HD - 1400.01 - S2 - 40 - 0 - 4 - 332621

**Borough: 3    Block: 08470    Lot: 0114**

**Want faster payment processing and instant confirmation?**  
 Pay online at [www.nyc.gov/citypay](http://www.nyc.gov/citypay)



Statement of Account  
 66 John Street  
 Room 104 Mailroom  
 New York, NY 10038

**Amount Due 01/02/24:                    \$379,704.70**

**Amount Enclosed:**

#913982823111801#  
 BROOKLYN KINGS PLAZA LLC  
 P.O. BOX 847  
 CARLSBAD CA 92018-0847

**Make checks payable & mail payment to:**  
 NYC Department of Finance  
 PO Box 680  
 Newark NJ 07101-0680



Department of Finance

Table with 2 columns: Billing Summary, Amount. Rows include Outstanding charges (\$175.00), New charges (\$379,529.70), and AMOUNT DUE BY JANUARY 2, 2024 (\$379,704.70).

Table with 2 columns: Your property details, How we calculate your annual taxes. Rows include Estimated market value, Tax class, Prior year tax rate, Current tax rate, Exemptions, Billable assessed value, minus exemptions, times the current tax rate, and Annual property tax (\$763,300.84).

Activity for This Billing Period

Department of Finance charges

The charges below include property tax and other property-related charges. If you have questions, contact DOF at www.nyc.gov/dofcustomerservice.

Table with 3 columns: Description, Activity Date, Amount. Rows include Finance-Property Tax (\$383,421.14), Adopted Tax Rate (01/01/2024, \$-3,891.44), and Department of Finance Total (\$379,529.70).

Messages for You:

Visit www.nyc.gov/taxbill to update your mailing address, register to receive property tax receipts by email, or learn about the interest rate charged on late payments.

Home banking payment instructions: Log into your bank or bill pay website and add "NYC DOF Property Tax" as the payee. Your account number is your BBL number: 3-8470-114. Our address is PO Box 680, Newark, NJ 07101-0680.

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.

We offer payment agreements for outstanding property taxes. Visit nyc.gov/dofpaymentplans.







# Property Tax Bill Quarterly Statement

Activity through November 19, 2022

**Owner name:** ALEXANDER'S INC  
**Property address:** 5102 AVENUE U.  
**Borough, block & lot:** BROOKLYN (3), 08470, 0050

**Mailing address:**  
ALEXANDER'S INC.  
P.O. BOX 847  
CARLSBAD CA 92018-0847

Outstanding Charges	\$0.00
New Charges	\$900,379.14
<b>Amount Due</b>	<b>\$900,379.14</b>

*Please pay by January 3, 2023*



Citypay Payments - Property Taxes  
Pay as a Guest  
Pay by Credit Card or eCheck



NYCePay Payments - Property Taxes  
User ID and Password Required  
Pay by Wire or eCheck

PTS - HD  
1400.01 - C  
40 - 0 - 4  
327575



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 3-08470-0050

**Pay Today The Easy Way**  
[nyc.gov/payonline](https://nyc.gov/payonline)

**Total amount due by January 3, 2023**

**\$900,379.14**

**Amount enclosed:**

#913690622111901#

ALEXANDER'S INC.  
P.O. BOX 847  
CARLSBAD CA 92018-0847

**Make checks payable & mail payment to:**  
NYC Department of Finance  
P.O. Box 680  
Newark NJ 07101-0680

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

Current Charges	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2023	\$916,711.58
Credit Adjustment	01/01/2023		\$-18,581.44
Bldg-Signs- Chg 300665215		01/01/2023	\$228.00
Bldg-Signs- Chg 300665224		01/01/2023	\$228.00
Bldg-Signs- Chg 300665233		01/01/2023	\$228.00
Bldg-Signs- Chg 300665242		01/01/2023	\$45.00
Bldg-Signs- Chg 300735140		01/01/2023	\$100.00
Bldg-Signs- Chg 300735159		01/01/2023	\$100.00
Bldg-Signs- Chg 320259340		01/01/2023	\$100.00
Bldg-Signs- Chg 320259331		01/01/2023	\$100.00
Bldg-Signs- Chg 320259359		01/01/2023	\$100.00
Bldg-Signs- Chg B00001004		01/01/2023	\$100.00
Bldg-Signs- Chg B00001015		01/01/2023	\$100.00
Bldg-Signs- Chg B00001017		01/01/2023	\$100.00
Bldg-Signs- Chg B00001005		01/01/2023	\$100.00
Bldg-Signs- Chg B00001006		01/01/2023	\$100.00
Bldg-Signs- Chg B00001009		01/01/2023	\$100.00
Fire-Prevention Inspection- Chg 000042074898		01/01/2023	\$420.00
<b>Total current charges</b>			<b>\$900,379.14</b>

**Home banking payment instructions:** Log into your bank or bill pay website and add "NYC DOF Property Tax" as the payee. Your account number is your borough-block-lot number: 3-08470-0050. Our address is P. O. Box 680, Newark, NJ 07101-0680.

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.

**To update your mailing address:** Visit [nyc.gov/changemailingaddress](http://nyc.gov/changemailingaddress) or call 311.

**Register to receive your property tax payment receipts by email!** Visit [nyc.gov/contactdof](http://nyc.gov/contactdof) to sign up.



**How We Calculated Your Property Tax For July 1, 2022 Through June 30, 2023**

Tax class 4 - Commercial Or Industrial	<b>Overall</b>	
Original tax rate billed	<b>Tax Rate</b>	
New Tax rate	10.7550%	
<b>Estimated Market Value \$44,700,000</b>	10.6460%	
		<b>Taxes</b>
<b>Billable Assessed Value</b>	<b>\$20,011,770</b>	
Dept Small Bus Svcs	-2,964,600.00	
<b>Taxable Value</b>	\$17,047,170 x 10.6460%	
<b>Tax Before Abatements and STAR</b>	\$1,814,841.72	<b>\$1,814,841.72</b>
<b>Annual property tax</b>		<b>\$1,814,841.72</b>
<b>Original property tax billed in June 2022</b>		<b>\$1,833,423.16</b>
<b>Change In Property Tax Bill Based On New Tax Rate</b>		<b>\$-18,581.44</b>

Please pay online at [nyc.gov/payonline](http://nyc.gov/payonline). If you or your representative has an annual tax bill of at least \$300,000 whether on a single property or as the total tax liability of multiple properties you will be assessed a 1% penalty charge on payments that are not made electronically using the "pay online" link above.

For information about the interest rate charged on late payments, visit [nyc.gov/latepropertypayments](http://nyc.gov/latepropertypayments).

If you own income-producing property, you must file a Real Property Income and Expense (RPIE) statement or a claim of exclusion by June 1, 2023, unless you are exempt by law. Visit [www.nyc.gov/rpie](http://www.nyc.gov/rpie) for more information. Failure to file will result in penalties and interest, which will become a lien on your property if they go unpaid.





# Property Tax Bill Quarterly Statement

Activity through November 19, 2022

**Owner name:** MACY'S MALL REAL ESTATE, LLC  
**Property address:** 5120 AVENUE U  
**Borough, block & lot:** BROOKLYN (3), 08470, 0055

**Mailing address:**  
MACY'S MALL REAL ESTATE, LLC  
7 W. 7TH ST.  
CINCINNATI OH 45202-2424

Outstanding Charges	\$0.00
New Charges	\$7,150,090.48
<b>Amount Due</b>	<b>\$7,150,090.48</b>

*Please pay by January 3, 2023*



Citypay Payments - Property Taxes  
Pay as a Guest  
Pay by Credit Card or eCheck



NYCePay Payments - Property Taxes  
User ID and Password Required  
Pay by Wire or eCheck

PTS - HD  
1400.01 - C  
40 - 0 - 4  
327577



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 3-08470-0055

**Pay Today The Easy Way**  
[nyc.gov/payonline](https://nyc.gov/payonline)

**Total amount due by January 3, 2023**

**\$7,150,090.48**

**Amount enclosed:**

#913690722111901#

MACY'S MALL REAL ESTATE, LLC  
7 W. 7TH ST.  
CINCINNATI OH 45202-2424

**Make checks payable & mail payment to:**  
NYC Department of Finance  
P.O. Box 680  
Newark NJ 07101-0680

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

Current Charges	Activity Date	Due Date	Amount
Finance-Property Tax		01/01/2023	\$7,293,842.04
Credit Adjustment	01/01/2023		\$-147,843.56
Bldg-Signs- Chg 320933004		01/01/2023	\$100.00
Bldg-Signs- Chg 320932997		01/01/2023	\$128.25
Bldg-Signs- Chg 320953679		01/01/2023	\$367.50
Bldg-Signs- Chg 320936797		01/01/2023	\$128.25
Bldg-Signs- Chg 320936760		01/01/2023	\$367.50
Bldg-Signs- Chg 321162665		01/01/2023	\$128.25
Bldg-Signs- Chg 320953633		01/01/2023	\$100.00
Bldg-Signs- Chg B00002527		01/01/2023	\$70.00
Bldg-Signs- Chg B00011977		01/01/2023	\$343.50
Bldg-Signs- Chg B00011977		01/01/2023	\$190.50
Bldg-Signs- Chg B00001186		01/01/2023	\$214.50
Bldg-Signs- Chg B00001183		01/01/2023	\$290.25
Bldg-Signs- Chg B00027639		01/01/2023	\$100.00
Bldg-Signs- Chg B00026517		01/01/2023	\$45.00
Bldg-Signs- Chg B00022700		01/01/2023	\$411.00
Bldg-Signs- Chg B00013538		01/01/2023	\$100.00
Bldg-Signs- Chg B00026510		01/01/2023	\$45.00
Bldg-Signs- Chg B00044203		01/01/2023	\$127.50
Bldg-Signs- Chg B00066593		01/01/2023	\$45.00
Bldg-Signs- Chg B00031457		01/01/2023	\$375.00
Bldg-Signs- Chg B00251909		01/01/2023	\$70.00
Bldg-Signs- Chg B00782296		01/01/2023	\$70.00
Bldg-Signs- Chg B00774810		01/01/2023	\$70.00
Bldg-Signs- Chg B00706436		01/01/2023	\$135.00
Bldg-Signs- Chg B00706451		01/01/2023	\$70.00
<b>Total current charges</b>			<b>\$7,150,090.48</b>

**Home banking payment instructions:** Log into your bank or bill pay website and add "NYC DOF Property Tax" as the payee. Your account number is your borough-block-lot number: 3-08470-0055. Our address is P. O. Box 680, Newark, NJ 07101-0680.

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.

**To update your mailing address:** Visit [nyc.gov/changemailingaddress](http://nyc.gov/changemailingaddress) or call 311.

**Register to receive your property tax payment receipts by email!** Visit [nyc.gov/contactdof](http://nyc.gov/contactdof) to sign up.



**How We Calculated Your Property Tax For July 1, 2022 Through June 30, 2023**

Tax class 4 - Commercial Or Industrial	<b>Overall</b>	
Original tax rate billed	<b>Tax Rate</b>	
New Tax rate	10.7550%	
<b>Estimated Market Value</b>	10.6460%	
		<b>Taxes</b>
<b>Billable Assessed Value</b>	<b>\$135,636,300</b>	
<b>Taxable Value</b>	\$135,636,300 x 10.6460%	
<b>Tax Before Abatements and STAR</b>	\$14,439,840.52	<b>\$14,439,840.52</b>
<b>Annual property tax</b>		<b>\$14,439,840.52</b>
<b>Original property tax billed in June 2022</b>		<b>\$14,587,684.08</b>
<b>Change In Property Tax Bill Based On New Tax Rate</b>		<b>\$-147,843.56</b>

Please pay online at [nyc.gov/payonline](http://nyc.gov/payonline). If you or your representative has an annual tax bill of at least \$300,000 whether on a single property or as the total tax liability of multiple properties you will be assessed a 1% penalty charge on payments that are not made electronically using the "pay online" link above.

For information about the interest rate charged on late payments, visit [nyc.gov/latepropertypayments](http://nyc.gov/latepropertypayments).

If you own income-producing property, you must file a Real Property Income and Expense (RPIE) statement or a claim of exclusion by June 1, 2023, unless you are exempt by law. Visit [www.nyc.gov/rpie](http://www.nyc.gov/rpie) for more information. Failure to file will result in penalties and interest, which will become a lien on your property if they go unpaid.





# Property Tax Bill Quarterly Statement

Activity through November 19, 2022

**Owner name:** BROOKLYN KINGS PLAZA LLC  
**Property address:** 5602 AVENUE U.  
**Borough, block & lot:** BROOKLYN (3), 08470, 0114

**Mailing address:**  
BROOKLYN KINGS PLAZA LLC  
P.O. BOX 847  
CARLSBAD CA 92018-0847

Outstanding Charges	\$0.00
New Charges	\$331,028.80
<b>Amount Due</b>	<b>\$331,028.80</b>

*Please pay by January 3, 2023*



Citypay Payments - Property Taxes  
Pay as a Guest  
Pay by Credit Card or eCheck



NYCePay Payments - Property Taxes  
User ID and Password Required  
Pay by Wire or eCheck

PTS - HD  
1400.01 - S  
40 - 0 - 4  
327578



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON 3-08470-0114

**Pay Today The Easy Way**  
[nyc.gov/payonline](https://nyc.gov/payonline)

**Total amount due by January 3, 2023**

**\$331,028.80**

**Amount enclosed:**

#913690922111901#

BROOKLYN KINGS PLAZA LLC  
P.O. BOX 847  
CARLSBAD CA 92018-0847

**Make checks payable & mail payment to:**  
NYC Department of Finance  
P.O. Box 680  
Newark NJ 07101-0680

9136909221119 01 3084700114 0000033102880 0000033102880 230103112023000 8

<b>Billing Summary</b>	<b>Activity Date</b>	<b>Due Date</b>	<b>Amount</b>
Outstanding charges including interest and payments			\$0.00
Finance-Property Tax		01/01/2023	\$337,877.48
Credit Adjustment	01/01/2023		\$-6,848.68
<b>Total amount due</b>			<b>\$331,028.80</b>

**How We Calculated Your Property Tax For July 1, 2022 Through June 30, 2023**

	<b>Overall Tax Rate</b>	<b>Taxes</b>
Tax class 4 - Commercial Or Industrial		
Original tax rate billed	10.7550%	
New Tax rate	10.6460%	
<b>Estimated Market Value</b>	<b>\$19,865,000</b>	
<b>Billable Assessed Value</b>	<b>\$8,939,250</b>	
ICIP Reg. Comml Ex	-2,656,080.00	
<b>Taxable Value</b>	<b>\$6,283,170 x 10.6460%</b>	
<b>Tax Before Abatements and STAR</b>	<b>\$668,906.28</b>	<b>\$668,906.28</b>
<b>Annual property tax</b>		<b>\$668,906.28</b>
<b>Original property tax billed in June 2022</b>		<b>\$675,754.96</b>
<b>Change In Property Tax Bill Based On New Tax Rate</b>		<b>\$-6,848.68</b>

Please pay online at [nyc.gov/payonline](http://nyc.gov/payonline). If you or your representative has an annual tax bill of at least \$300,000 whether on a single property or as the total tax liability of multiple properties you will be assessed a 1% penalty charge on payments that are not made electronically using the "pay online" link above.

For information about the interest rate charged on late payments, visit [nyc.gov/latepropertypayments](http://nyc.gov/latepropertypayments).

If you own income-producing property, you must file a Real Property Income and Expense (RPIE) statement or a claim of exclusion by June 1, 2023, unless you are exempt by law. Visit [www.nyc.gov/rpie](http://www.nyc.gov/rpie) for more information. Failure to file will result in penalties and interest, which will become a lien on your property if they go unpaid.

**Home banking payment instructions:** Log into your bank or bill pay website and add "NYC DOF Property Tax" as the payee. Your account number is your borough-block-lot number: 3-08470-0114. Our address is P. O. Box 680, Newark, NJ 07101-0680.

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.

**To update your mailing address:** Visit [nyc.gov/changemailingaddress](http://nyc.gov/changemailingaddress) or call 311.

**Register to receive your property tax payment receipts by email!** Visit [nyc.gov/contactdof](http://nyc.gov/contactdof) to sign up.





# MARCUS & POLLACK LLP

ATTORNEYS AT LAW

INCLUDING PROFESSIONAL CORPORATIONS

633 THIRD AVENUE

9TH FLOOR

NEW YORK, NY 10017-6796

JOEL R. MARCUS

ROBERT M. POLLACK

GLENN BORIN

PHILIP H. AZARIAN

BRUCE A. BRASKY

EMILY N. BLATT

(212) 490-2900

FAX: (212) 599-3167

[www.marcuspollack.com](http://www.marcuspollack.com)

[taxappeal@marcuspollack.com](mailto:taxappeal@marcuspollack.com)

MICHAEL D. POLLACK

TAMAR TOLEDANO

ODELIA NIKFAR

January 16, 2023

Mr. Neal Kleinman  
Macerich  
401 Wilshire Boulevard, Suite 700  
Santa Monica, CA 90401

Re: 5502 AVENUE U  
Brooklyn Kings Plaza LLC, a Delaware limited liability  
company  
Block 8470 Lot 114, Brooklyn

Dear Mr. Kleinman:

Enclosed please find a check from the IOLA Escrow Account of Marcus & Pollack LLP payable to Brooklyn Kings Plaza LLC, a Delaware limited liability company in the amount of \$68,054.56. This check represents a refund of first and second half 2022/23 real estate taxes resulting from the reduction in assessed value.

Also enclosed please find our invoice for services rendered in connection with the 2022/23 reduction in assessment.

Please call me should you have any questions or comments.

Very truly yours,

Handwritten signature of Joel R. Marcus in black ink, with a circled 'M' to the right.

Joel R. Marcus

JRM:hl  
Enclosures

Brooklyn Kings Plaza LLC, as

Check Date Jan 10, 2023

Check Amount \$68,054.56

Item to be Paid - Description

Discount Take

Amount Paid

R/E Refund

68,054.56

I O L A - Marcus & Pollack LLP

633 Third Avenue, 9th Floor  
New York, NY 10017  
(212) 490-2900

CHASE

JPMorgan Chase Bank, N.A.  
www.Chase.com

1-2/210

2782

DATE

AMOUNT

\$

Jan 10, 2023

\*\*\*\*\*\$68,054.56

Memo:

PAY TO THE ORDER OF:

Sixty-Eight Thousand Fifty-Four and 56/100 Dollars

Brooklyn Kings Plaza LLC, as  
Delaware Limited Liability Com



*Ron Pollack*

AUTHORIZED SIGNATURE

Security features. Details on back.

⑈00 278 2⑈ ⑆0 2 10000 2 1⑆ 59 250 19 1 296 5⑈

# MARCUS & POLLACK LLP

ATTORNEYS AT LAW

INCLUDING PROFESSIONAL CORPORATIONS

633 THIRD AVENUE

9TH FLOOR

NEW YORK, NY 10017-6796

JOEL R. MARCUS  
ROBERT M. POLLACK

(212) 490-2900

FAX: (212) 599-3167

GLENN BORIN  
PHILIP H. AZARIAN  
BRUCE A. BRASKY  
EMILY N. BLATT

www.marcuspollack.com

taxappeal@marcuspollack.com

MICHAEL D. POLLACK  
TAMAR TOLEDANO  
ODELIA NIKFAR

January 16, 2023

Brooklyn Kings Plaza LLC  
c/o Macerich  
401 Wilshire Boulevard, Suite 700  
Santa Monica, CA 90401

**Invoice No. 23228**

For Professional Services Rendered:

Re: Brooklyn Kings Plaza LLC  
5502 Avenue U  
Block 8470 Lot 114, Brooklyn

In obtaining the 2022/23 Actual Assessment reduction set forth below:

<u>Tax Year</u>	<u>Original Actual Assessment</u>	<u>Reduced Actual Assessment</u>	<u>Reduction</u>	<u>Tax Rate</u>	<u>Tax Savings</u>
2022/23	\$8,939,250	\$8,300,000	\$639,250	10.646%	\$68,054.56

Fee at 15% of Tax Savings, as agreed

**\$10,208.18**

Payable in the following installments:

- A. \$2,041.64 Currently Due
- B. \$2,041.64 Due July 1, 2023
- C. \$2,041.64 Due July 1, 2024
- D. \$2,041.64 Due July 1, 2025
- E. \$2,041.62 Due July 1, 2026

**Current balance due (Installment A)**

**\$2,041.64**

MACERICH