



Town of Yarmouth
Office of Collector of Taxes
1146 Route 28
South Yarmouth, MA 02664-4491

THIS FORM APPROVED BY COMMISSIONER OF REVENUE
THE COMMONWEALTH OF MASSACHUSETTS
SEE REVERSE SIDE FOR IMPORTANT INFORMATION

BILL DATE	BILL NUMBER
09/19/2022	9371

Total Due: Nov 01, 2022

\$666.63

FY 2023 ACTUAL REAL ESTATE TAX BILL



13023 ****AUTO**ALL FOR AADC 021
LINEAR RETAIL YARMOUTH #3 LLC
C/O KEYPOINT PARTNERS
1 BURLINGTON WOODS DR
BURLINGTON MA 01803-4535

Treasurer/Collector:
Susan Ripley
Office Hours:
Monday thru Friday
8:30 AM - 4:30 PM
Phone: (508) 398-2231 Ext 1233
Assessor Phone:
(508) 398-2231 Ext. 1222
Online Payments:
Pay your bill online at
www.yarmouth.ma.us

18002082023000009371600000666636

TAXPAYER'S COPY - THIS PORTION TO BE RETAINED AS YOUR RECEIPT. IF PAYING IN PERSON - PLEASE BRING THIS COPY WITH YOU.

FY 2023 ACTUAL REAL ESTATE TAX BILL

Based on assessments as of January 1, 2022, your Real Estate Tax for the fiscal year beginning July 1, 2022 and ending June 30, 2023 on the parcel of real estate described below is as follows:

	TAX RATE PER \$1,000			
	1. Res.	2. Op.Sp.	3. Comm.	4. Ind.
	\$8.11	\$0.00	\$8.11	\$8.11

Assessed owner as of January 1, 2022:

LINEAR RETAIL YARMOUTH #3 LLC
C/O KEYPOINT PARTNERS
1 BURLINGTON WOODS DR
BURLINGTON MA 01803-4535

Bills are due on or before 11/01/2022

Interest at the rate of 14% per annum will accrue on overdue payments from the due date until payment is made.

Make all payments payable to the Town of Yarmouth. Please return the bottom portion of this bill marked PAYMENT COUPON, in the enclosed courtesy reply envelope to:
TOWN OF YARMOUTH, PO BOX 745, READING, MA 01867-0405
For help with online payments or to make payments by phone, please call City Hall Systems at 508-381-5455.

Note the Town of Yarmouth Scholarship Fund insert included within this mailing. Thank you
Abatement Application Due In Assessor's Office On Or Before: 11/01/2022

PROPERTY DESCRIPTION	
Location: 474 STATION AVE UNIT 4	
Account Number:	71076
Parcel ID:	097.23C4
Book/Page: D1054565 0	Class: 1021
Deed Date: 01/22/2007	Area: 0 Acre(s)
Land Value:	\$0
Building Value:	\$161,300
Exempt Value	\$0
Total Taxable Value	\$161,300

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09/19/2022	9371

SPECIAL ASSESSMENTS			
Type	Amount	Type	Amount
Real Estate Tax	\$1,308.14		
Community Preservation Act	\$14.91		
Water Infrastructure Investment Fund	\$10.20		
Special Assessments	\$0.00		
Exemptions/Abatements	\$0.00		
Total Tax	\$1,333.25		
Current Payments/Credits	\$0.00		
1st Half Due: 11/01/2022	\$666.63		
2nd Half Due: 05/01/2023	\$666.62		
TOTAL DUE: NOV 01, 2022	\$666.63		

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Payments made after 09/12/2022 may not be reflected on this bill.

TAXPAYER'S COPY



013023

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LINEAR RETAIL YARMOUTH #3 LLC
C/O KEYPOINT PARTNERS
1 BURLINGTON WOODS DR
BURLINGTON MA 01803-4535

To remit by Mail: fold and tear at perforation and insert with payee's address showing in window of return envelope

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TOWN OF YARMOUTH
Office of Collector of Taxes
PO Box 745
Reading, MA 01867-0405

PAYMENT COUPON

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FISCAL YEAR 2023 TAX: This tax bill shows the amount of real estate taxes you owe for fiscal year 2023 (July 1, 2022 - June 30, 2023). The tax shown in this bill is based on assessments as of January 1, 2022. The bill also shows betterments, special assessments and other charges.

PAYMENT DUE DATES/INTEREST CHARGES: You may pay the total amount you owe in two payments. Your first payment is due on November 1, 2022, or 30 days after the date tax bills were mailed, whichever is later, and must be at least one-half of the tax and any betterments, special assessments and other charges shown. The balance is due May 1, 2023. If your payments are not made by their due dates, interest at the rate of 14% per annum will be charged on the unpaid and overdue amount. Interest is computed on overdue first payments from November 1, 2022, or the payment due date, whichever is later, and on overdue second payments from May 1, 2023, to the date payment is made. You will also be required to pay charges and fees incurred for collection if payments are not made when due. Payments are considered made when received by the Collector. To obtain a receipted bill, enclose a self-addressed stamped envelope and both copies of the bill with your payment.

ABATEMENT/EXEMPTION APPLICATIONS: You have a right to contest your assessment. To do so, you must file an application for an abatement in writing on an approved form with the Board of Assessors. You may apply for an abatement if you believe your property is valued at more than its fair cash value, is not assessed fairly in comparison with other properties, or if a classified tax system is used locally, is not properly classified. The filing deadline for an abatement application is November 1, 2022, or 30 days after the date tax bills were mailed, whichever is later.

You may be eligible for an exemption from or deferral of all or some of your tax. In order to obtain an exemption for which you are qualified, you must file an application in writing on an approved form with the assessors. The filing deadline for an exemption under Mass. G.L. Ch. 59, §5, Cl. (17, 17C, 17C½, 17D), 18, 22, 22A, 22B, 22C, 22D, 22E, 22F, (22H), (37, 37A), (41, 41B, 41C, 41C½), 42, 43, (52, 53, 56 or 57) or a deferral under Cl. 18A or 41A is April 1, 2023, or 3 months after the date tax bills were mailed, whichever is later. The filing deadline for all other exemptions under Ch. 59, §5 is November 1, 2022, or 30 days after the date tax bills were mailed, whichever is later. The filing deadline for a residential exemption under Ch. 59, §5C, or a small commercial exemption under Ch. 59 §5I, if locally adopted and not shown on your bill, is April 1, 2023, or 3 months after the date tax bills were mailed, whichever is later.

Applications are timely filed when (1) received by the assessors on or before the filing deadline, or (2) mailed by United States mail, first class postage prepaid, to the proper address of the assessors, on or before the filing deadline, as shown by a postmark made by the United States Postal Service. If your application is not timely filed, the assessors cannot by law grant an abatement or exemption.

INQUIRIES: If you have questions on your valuation or assessment or on abatements or exemptions, you should contact the Board of Assessors. If you have questions on payments, you should contact the Collector's Office.

Return with Payment