



## Property Information

## Request Information

## Update Information

File#:	BS-X01542-7706392721	Requested Date:	01/23/2024	Update Requested:
Owner:	KOZLOSKY DOROTHY	Branch:		Requested By:
Address 1:	45 COTTAGE ST	Date Completed:		Update Completed:
Address 2:	UNIT 3	# of Jurisdiction(s):		
City, State Zip:	LYNN, MA	# of Parcel(s):	1	

## Notes

CODE VIOLATIONS Per City of Lynn Department of Zoning there are no Code Violation cases on this property.

Collector: City of Lynn  
Payable: 3 City Hall Square, Lynn, MA 01901  
Business# (781) 598-4000

PERMITS Per City of Lynn Building Department there are No Open Building Permit on this property.

Collector: City of Lynn  
Payable: 3 City Hall Square, Lynn, MA 01901  
Business# (781) 598-4000

SPECIAL ASSESSMENTS Per City of Lynn Tax Department there are No Special Assessments due on the property

Collector: City of Lynn  
Payable: 3 City Hall Square, Lynn, MA 01901  
Business# (781) 598-4000

DEMOLITION NO

UTILITIES WATER & SEWER:  
MASTER METER PAID BY THE HOA  
  
Payable To: Lynn Water & Sewer Commission  
Address:400 Parkland Ave, Lynn, MA 01905  
PH:(781) 596-2400

GARBAGE  
GARBAGE BILLS ARE INCLUDED IN THE REAL ESTATE PROPERTY TAXES

**CITY OF LYNN**  
**COLLECTOR'S OFFICE**  
**3 CITY HALL SQ ROOM 206**  
**COLLECTOR OF TAXES ELYSE C. FANNON**

Fiscal Year

**2024**

**3rd Quarter ACTUAL Real Estate Tax Bill**

Based on assessments as of January 1, 2023 your REAL ESTATE tax for the Fiscal Year beginning July 1, 2023 and ending June 30, 2024 on the parcel of real estate described below is as follows:

PROPERTY IDENTIFICATION			
Parcel ID	037-279-057-003	Class	102
Book/Page	36486-529	Area	0
Location	45 COTTAGE ST U3		
Assessed Owner	KOZLOSKY DOROTHY		

RE KOZLOSKY DOROTHY  
 45 COTTAGE ST U3  
 LYNN, MA 01905  
 0

Issue Date: 12/29/2023		Bill Number: 11022	
TAX RATE PER \$1000 RES. COM. IND. 10.53 20.18 20.18		<b>Total Tax &amp; Assessments</b>	<b>\$1,755.35</b>
		<b>RES RETAX</b>	<b>\$1,755.35</b>
ASSESSED VALUES			
Residential	\$166,700	<b>Preliminary Tax</b>	<b>\$1,015.45</b>
Commercial	\$0	<b>3rd Quarter Net Tax 2/1/2024</b>	<b>\$369.95</b>
Total Taxable Val	\$166,700	<b>4th Quarter Net Tax 5/1/2024</b>	<b>\$369.95</b>
		<b>Abatements/Exemptions</b>	<b>\$0.00</b>
		<b>Tax Paid</b>	<b>(\$1,015.45)</b>
		<b>Interest Paid</b>	<b>\$0.00</b>
		<b>Current Interest</b>	<b>\$0.00</b>
		<b>Pay This Amount By 2/1/24</b>	<b>\$369.95</b>

Payments received after December 13, 2023 are not reflected on this bill. Interest at the rate of 14% per annum will accrue on overdue payments from the due date until the payment is made.

**TAXPAYER COPY - SAVE THIS COPY FOR YOUR RECORDS**



**New Online Billing Services at**  
<https://epay.cityhallsystems.com>

**Sign up for**  
**Online Billing Today!**

**Do not mail cash.**

**Pay-by-Phone option: call 1 (508) 381-5455**  
**(service charges apply)**

**Payments**

Please return the **BOTTOM** portion of this bill and remit payment to:

**CITY OF LYNN**  
**PO BOX 986543**  
**BOSTON, MA 02298-6543**  
**(781) 586-6749**

**ASSESSORS' OFFICE**  
**3 CITY HALL SQUARE**  
**ROOM 202**  
**LYNN MA 01901-1028**  
**(781) 586-6702**

**Hours For Walk-In Service**

**M,W,THU 8:30-4:00**  
**TUE 8:30-8:00**  
**FRI 8:30-12:30**

SEE REVERSE SIDE FOR FURTHER INFORMATION

**REMIT COPY - SEND THIS PORTION OF THE BILL WITH PAYMENT**

**CITY OF LYNN**  
**FY 2024 3rd Quarter ACTUAL Real Estate**

Location 45 COTTAGE ST U3  
 Parcel ID 037-279-057-003

Bill Mailed To:  
 KOZLOSKY DOROTHY  
 45 COTTAGE ST U3  
 LYNN, MA 01905

Issue Date: 12/29/2023

Due Date: 2/1/2024

Bill Number 11022

Parcel ID: 037-279-057-003

**MAKE CHECK PAYABLE TO: CITY OF LYNN**  
**AND MAIL TO:**

RE CITY OF LYNN  
 PO BOX 986543  
 BOSTON, MA 02298-6543

**WARNING: Payments are legally considered made when received by the Collector, not the date mailed. If paying by mail, please allow sufficient time for your payment to be received by the due date to avoid penalties and interest.**

**Pay This Amount By 2/1/2024**

**\$369.95**

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**From:** Fireprevention Lynnfire.org <fireprevention@lynnfire.org>

**To:** Lachel Nikki Lodge <lachel.lodge@proplogix.com>

**Subject:** 45 Cottage St. inquiry

Good afternoon,

A search of the above mentioned property showed no open code enforcement activity.

Please feel free to contact me with any further questions you may have.

Respectfully,  
Lt. Edward Whittier  
Fire Inspector  
Lynn Fire Prevention Bureau  
(781)596-0213