

117 SULLIVAN STREET **Borough: MANHATTAN**
Block: 503 Lot: 11

2020 - 2021 Final Assessment

Final Assessment Roll for	2020-2021 City of New York
Taxable Status Date	January 5, 2020
<u>EXPLANATION OF ASSESSMENT ROLL</u>	
Owner Name	SULLIVAN PROPERTIESLP
Property Address	117 SULLIVAN STREET 10012
Billing Name and Address	SULLIVAN PROPERTIESLP MANHATTAN SKYLINE MGMT 103 W. 55TH ST. NEW YORK NY 10019-5306
Tax Class	2
Building Class	C4 - OLD LAW TENEMENT

Property Owner(s)

SULLIVAN PROPERTIESLP

Land Information

Lot Size	
Frontage (feet)	25.00
Depth (feet)	100.00
Land Area (sqft)	2,500
Regular / Irregular	Regular
Corner	
Number of Buildings	1
Building Size	
Frontage (feet)	25.00
Depth (feet)	87.00
Stories	6
Extension	N

Assessment Information

	Description	Land	Total
	ESTIMATED MARKET VALUE	500,000	3,981,000
	MARKET AV	225,000	1,791,450
	MARKET EX		0
	TRANS AV	225,000	1,588,120
	TRANS EX		0

Taxable/Billable Assessed Value

	Assessed Value
Subject To Adjustments, Your 2020/21 Taxes Will Be Based On	1,588,120

Market Value History

Tax Year	Market Value
2020 - 2021	3,981,000
2019 - 2020	3,901,000
2018 - 2019	3,805,000
2017 - 2018	3,787,000
2016 - 2017	3,393,000

Note

For more information about how your property taxes are calculated, visit <http://nyc.gov/assessments>.

117 SULLIVAN STREET **Borough: MANHATTAN**
Block: 503 Lot: 11

2020 - 2021 Final Assessment

Final Assessment Roll for	2020-2021 City of New York
Taxable Status Date	January 5, 2020
<u>EXPLANATION OF ASSESSMENT ROLL</u>	
Owner Name	SULLIVAN PROPERTIESLP
Property Address	117 SULLIVAN STREET 10012
Billing Name and Address	SULLIVAN PROPERTIESLP MANHATTAN SKYLINE MGMT 103 W. 55TH ST. NEW YORK NY 10019-5306
Tax Class	2
Building Class	C4 - OLD LAW TENEMENT

Property Owner(s)

SULLIVAN PROPERTIESLP

Land Information

Lot Size	
Frontage (feet)	25.00
Depth (feet)	100.00
Land Area (sqft)	2,500
Regular / Irregular	Regular
Corner	
Number of Buildings	1
Building Size	
Frontage (feet)	25.00
Depth (feet)	87.00
Stories	6
Extension	N

Assessment Information

	Description	Land	Total
	ESTIMATED MARKET VALUE	500,000	3,981,000
	MARKET AV	225,000	1,791,450
	MARKET EX		0
	TRANS AV	225,000	1,588,120
	TRANS EX		0

Taxable/Billable Assessed Value

	Assessed Value
Subject To Adjustments, Your 2020/21 Taxes Will Be Based On	1,588,120

Market Value History

Tax Year	Market Value
2020 - 2021	3,981,000
2019 - 2020	3,901,000
2018 - 2019	3,805,000
2017 - 2018	3,787,000
2016 - 2017	3,393,000

Note

For more information about how your property taxes are calculated, visit <http://nyc.gov/assessments>.



[CLICK HERE TO SIGN UP FOR BUILDINGS NEWS](#)

NYC Department of Buildings
Property Profile Overview

117 SULLIVAN STREET	MANHATTAN 10012	BIN# 1007779
SULLIVAN STREET 117 - 117	Health Area : 6800 Census Tract : 49 Community Board : 102 Buildings on Lot : 1	Tax Block : 503 Tax Lot : 11 Condo : NO Vacant : NO

[View DCP Addresses...](#) [Browse Block](#)

[View Zoning Documents](#) [View Challenge Results](#) [Pre - BIS PA](#) [View Certificates of Occupancy](#)

Cross Street(s): SPRING STREET, PRINCE STREET
 DOB Special Place Name:
 DOB Building Remarks:
 Landmark Status: L - LANDMARK Special Status: N/A
 Local Law: NO Loft Law: NO
 SRO Restricted: NO TA Restricted: NO
 UB Restricted: NO
 Environmental Restrictions: N/A Grandfathered Sign: NO
 Legal Adult Use: NO City Owned: NO
 Additional BINs for Building: NONE
 HPD Multiple Dwelling: Yes

Special District: UNKNOWN

This property is not located in an area that may be affected by Tidal Wetlands, Freshwater Wetlands, Coastal Erosion Hazard Area, or Special Flood Hazard Area. [Click here for more information](#)

Department of Finance Building Classification: C4-WALK-UP APARTMENT
 Please Note: The Department of Finance's building classification information shows a building's tax status, which may not be the same as the legal use of the structure. To determine the legal use of a structure, research the records of the Department of Buildings.

	Total	Open	Elevator Records
Complaints	0	0	Electrical Applications

Violations-DOB	1	0	Permits In-Process / Issued
Violations-OATH/ECB	0	0	Illuminated Signs Annual Permits
Jobs/Filings	10		Plumbing Inspections
ARA / LAA Jobs	2		Open Plumbing Jobs / Work Types
Total Jobs	12		Facades
Total Actions	0		Marquee Annual Permits
OR Enter Action Type: <input type="text"/>			Boiler Records
OR Select from List: <input type="text"/>			DEP Boiler Information
AND <input type="button" value="Show Actions"/>			Crane Information
			After Hours Variance Permits

If you have any questions please review these [Frequently Asked Questions](#), the [Glossary](#), or call the 311 Citizen Service Center by dialing 311 or (212) NEW YORK outside of New York City.



[CLICK HERE TO SIGN UP FOR BUILDINGS NEWS](#)

NYC Department of Buildings
Property Profile Overview

117 SULLIVAN STREET		MANHATTAN 10012		BIN# 1007779	
SULLIVAN STREET	117 - 117	Health Area	: 6800	Tax Block	: 503
		Census Tract	: 49	Tax Lot	: 11
		Community Board	: 102	Condo	: NO
		Buildings on Lot	: 1	Vacant	: NO

[View DCP Addresses...](#) [Browse Block](#)

[View Zoning Documents](#) [View Challenge Results](#) [Pre - BIS PA](#) [View Certificates of Occupancy](#)

Cross Street(s):	SPRING STREET, PRINCE STREET		
DOB Special Place Name:			
DOB Building Remarks:			
Landmark Status:	L - LANDMARK	Special Status:	N/A
Local Law:	NO	Loft Law:	NO
SRO Restricted:	NO	TA Restricted:	NO
UB Restricted:	NO		
Environmental Restrictions:	N/A	Grandfathered Sign:	NO
Legal Adult Use:	NO	City Owned:	NO
Additional BINs for Building:	NONE		
HPD Multiple Dwelling:	Yes		

Special District: UNKNOWN

This property is not located in an area that may be affected by Tidal Wetlands, Freshwater Wetlands, Coastal Erosion Hazard Area, or Special Flood Hazard Area. [Click here for more information](#)

Department of Finance Building Classification: C4-WALK-UP APARTMENT

Please Note: The Department of Finance's building classification information shows a building's tax status, which may not be the same as the legal use of the structure. To determine the legal use of a structure, research the records of the Department of Buildings.

	Total	Open	Elevator Records
Complaints	0	0	Electrical Applications

Violations-DOB	1	0	Permits In-Process / Issued
Violations-OATH/ECB	0	0	Illuminated Signs Annual Permits
Jobs/Filings	10		Plumbing Inspections
ARA / LAA Jobs	2		Open Plumbing Jobs / Work Types
Total Jobs	12		Facades
Total Actions	0		Marquee Annual Permits
OR Enter Action Type: <input type="text"/>			Boiler Records
OR Select from List: <input type="text" value="Select..."/>			DEP Boiler Information
AND <input type="button" value="Show Actions"/>			Crane Information
			After Hours Variance Permits

If you have any questions please review these [Frequently Asked Questions](#), the [Glossary](#), or call the 311 Citizen Service Center by dialing 311 or (212) NEW YORK outside of New York City.

YAHOO! MAIL

Subject SEC :: ex-POST :: notified august 8th 2020 — 6MM NO certi
From Bo Dincer <bo.dincer@yahoo.com>
To: bhoward@doi.nyc.org <bhoward@doi.nyc.org>, MILTON MCKENZIE <ms60710444266@yahoo.com>, BD <bondstr@protonmail.com>, Bo Dincer <bo.dincer@yahoo.com>
Cc: chicago@sec.gov <chicago@sec.gov>, newyork@sec.gov <newyork@sec.gov>, wmckenzie@nycourts.gov <wmckenzie@nycourts.gov>, Federal Reserve Bank of New York <general.info@ny.frb.org>
Date Fri, Mar 11, 2022 at 10:27 PM

Hey Howard,

Thanks for getting back to me...

CUSTODY ## 6MM.

THIS SHOULD ALSO BE HELPFUL FOR YOU TO UNDERSTAND ABOUT THE LIPSTICK BUILDING...

Got them to accept delivery...



Bd Dincer (COLUMBIA UNIVERSITY)
BD2561@COLUMBIA.EDU & 101 more
Today, 6:57 PM

34 attachments

From: BD DINCER (COLUMBIA UNIVERSITY) At: 12/18/21 18:42:54 UTC-5:00

To: [Julie Hoyer \(STATE FARM MUTUAL AU\)](#), [Greg Shull \(STATE FARM MUTUAL AU\)](#), [Jeffrey Attwood \(STATE FARM MUTUAL AU\)](#), [John Malito \(STATE FARM MUTUAL AU\)](#), [Steven Santiccioli \(NORTHERN TRUST COMPA\)](#), [Elena Khoziaeva \(BRIDGEWAY CAPITAL MA\)](#), [Bill Trauner \(STATE FARM MUTUAL AU\)](#), [Heather Caldwell \(STATE FARM MUTUAL AU\)](#), [Tammy Gipson \(STATE FARM MUTUAL AU\)](#), [Brent Reeder \(NORTHERN TRUST COMPA\)](#), [Michael Whipple \(BRIDGEWAY CAPITAL MA\)](#), [Michael Zaroogian \(STATE FARM MUTUAL AU\)](#), [Rebekah Holt \(STATE FARM MUTUAL AU\)](#), [Katie Hubbard \(STATE FARM MUTUAL AU\)](#), [Leigh Ann Rogalski \(STATE FARM MUTUAL AU\)](#), [Chad Moser \(STATE FARM MUTUAL AU\)](#), [Tim Zelgert \(STATE FARM MUTUAL AU\)](#), [Ray Renken \(STATE FARM MUTUAL AU\)](#), [Kara Olson \(STATE FARM MUTUAL AU\)](#), [Steve Brucker \(STATE FARM MUTUAL AU\)](#), [Jennifer Hsui \(BLACKROCK INSTITUTIO\)](#), [Adam Hallman \(STATE FARM MUTUAL AU\)](#), [Chris Minter \(STATE FARM MUTUAL AU\)](#), [Shelly Marsh \(STATE FARM MUTUAL AU\)](#), [Hollie Marsh \(STATE](#)

FARM MUTUAL AU), Matthew Lockridge (WESTWOOD MANAGEMENT), Rich Rebholz (STATE FARM MUTUAL AU), Michael Mayberger (STATE FARM MUTUAL AU), Ashley Smock (STATE FARM MUTUAL AU), Brian Bengtson (STATE FARM MUTUAL AU), Cory Swartzlander (STATE FARM MUTUAL AU), Scott Lawson (WESTWOOD MANAGEMENT), Ayman Bari (STATE FARM MUTUAL AU), Adam Vales (STATE FARM MUTUAL AU), Shane Jent (STATE FARM MUTUAL AU), Mark Dunford (STATE FARM MUTUAL AU), Caroline Dirks (STATE FARM MUTUAL AU), Kyle Gilmore (STATE FARM MUTUAL AU), Diane Hsiung (GEODE CAPITAL MANAGE), Cameron Kurak (STATE FARM MUTUAL AU), Mark Broughton (FIRST REPUBLIC BANK), Betsey Euliss (STATE FARM MUTUAL AU), Kim Bretz (STATE FARM MUTUAL AU), Numan Ahmed (STATE FARM MUTUAL AU), Walter Ruane (STATE FARM MUTUAL AU), Shawna Barlow (STATE FARM MUTUAL AU), Philip Kroger (STATE FARM MUTUAL AU), Gabrielle Poole (STATE FARM MUTUAL AU), Ricardo Correa (STATE FARM MUTUAL AU), Matt Krebsbach (STATE FARM MUTUAL AU), Gabriel Prado Correa (STATE FARM MUTUAL AU), Larnita Gates (STATE FARM MUTUAL AU), Ketrick Karsten (STATE FARM MUTUAL AU), Vicki Trimpe (STATE FARM MUTUAL AU), BD DINCER (COLUMBIA UNIVERSITY)

Cc: KERRY.SAPERSTEIN@MORGA.SSTANLEY.COM

Subject: Fwd: Fw: SEC. Auditor // FTC >>> TY <<< BLOCKED LOT.
TCP

NYSCEF DOC. NO. 315

RECEIVED NYSCEF: 08

IN WITNESS WHEREOF, Borrower has executed this Assignment as of the day and year first above written.

SULLIVAN PROPERTIES, L.P., a Delaware limited partnership

By: Sullivan GP, LLC, a Delaware limited liability company,
its general partner

— Forwarded Message —

From: "Bo Dincer" <bo.dincer@yahoo.com>

To: "JPMcInvestorrelations@jpmchase.com" <JPMcInvestorrelations@jpmchase.com>, "BofAMarkets@bofa.com"

<BofAMarkets@bofa.com>, "gsamonlinerequest@gs.com" <gsamonlinerequest@gs.com>, "james.gorman@morganstanley.com" <james.gorman@morganstanley.com>, "colin.brooks@morganstanley.com" <colin.brooks@morganstanley.com>, "cohenassistant@point72.com" <cohenassistant@point72.com>, "Point72 Recruiting" <academy@recruiting.point72.com>, "Points" <hiltonhonors@points-mail.com>, "mshy2@bloomberg.net" <mshy2@bloomberg.net>, "BD" <bondstr@protonmail.com>, "MSRB" <msrbsupport@msrb.org>, "sisupport@dowjones.com" <sisupport@dowjones.com>, "Doc Webmaster" <webmaster@doc.gov>, "10pctdvo@nypd.org" <10pctdvo@nypd.org>, "10pctco@nypd.org" <10pctco@nypd.org>, "18pctco@nypd.org" <18pctco@nypd.org>, "18PCTDVO@nypd.org" <18PCTDVO@nypd.org>, "Extellmanagement Info" <info@extellmanagement.com>, "Sec News" <news@sec.gov>, "newyork@sec.gov" <newyork@sec.gov>, "PAM OLSON" <pam.olson@us.pwc.com>, "mharvey13@bloomberg.net" <mharvey13@bloomberg.net>

Cc: "Ashley V. Humphries" <ashley.humphries@wilsonelser.com>, "ricki.roer@wilsonelser.com" <ricki.roer@wilsonelser.com>, "Dow Jones" <pronewsletter@dowjones.com>, "Chair" <chair@sec.gov>, "Newyork" <newyork@sec.gov>, "Chicago Office Equipment & Supplies" <chicago@sec.gov>, "Corrine Shea" <corrine.shea@wilsonelser.com>, "Kathleen A. Mullins" <kathleen.mullins@wilsonelser.com>, "Guest of a Guest" <news@guestofaguest.com>, "FINRA Corporate Notification" <finracorporatenotification@finra.org>, "Shari Laskowitz" <slaskowitz@ingramllp.com>, "Paul Regan" <legal@mskyline.com>, "Brooklyn Tap House" <tips@nypost.com>, "The New York Times" <letters@nytimes.com>, "Lauren M. Zink" <lauren.zink@wilsonelser.com>, "Mskyline Administrator" <administrator@mskyline.com>, "TEDHERMANSON@northmarq.com" <TEDHERMANSON@northmarq.com>, "jpetit@mccarter.com" <jpetit@mccarter.com>, "iceglobalnetwork-info@ice.com" <iceglobalnetwork-info@ice.com>, "icehelpdesk@ice.com" <icehelpdesk@ice.com>, "to-icengx@ice.com" <to-icengx@ice.com>, "**External IDI - Fixed Income" <iceindices@ice.com>, "blawre@bloomberg.net" <blawre@bloomberg.net>, "Bloomberg L.P." <bbrief@bloomberg.net>, "American Bar Association" <abanews@americanbar.org>, "KUSHNER INTERSHIPS" <internship@kushner.com>, "Skys the Limit Concierge" <skysthelimit@theconcierge.info>, "lzucker@mskyline.com" <lzucker@mskyline.com>, "legalsst@mskyline.com" <legalsst@mskyline.com>

Sent: Tue, Mar 1, 2022 at 4:22 AM

Subject: SEC :: ex-POST :: notified august 8th 2020 — certificate?

← → ↻ 🔒 a810-bisweb.nyc.gov/bisweb/COsByLocationServlet?requestid=3&allbin=1077... ⌂ ☆ 👤 ⋮

[BIS Menu](#) | [Bldg Info Search](#) | [Property Profile](#) | [Certs. Occupancy](#) | [Back](#)

[FAQs](#) | [Glossary](#) | Feb 23, 2022



[CLICK HERE TO SIGN UP FOR BUILDINGS NEWS](#)

NYC Department of Buildings
C of O PDF Listing for Property

For Certificates of Occupancy requested on or after March 1, 2021, see [DOB NOW](#).

Premises: 111 REAR SULLIVAN STREET MANHATTAN

BIN: [1077252](#) Block: 503 Lot: 8

Download the [Adobe Acrobat Reader](#) if you are unable to open the PDF files

To report a problem with any of these images, please use the [CO Image Problem Form](#)

THERE ARE NO CERTIFICATES OF OCCUPANCY ON FILE FOR THIS ADDRESS

[Back](#)

If you have any questions please review these [Frequently Asked Questions](#), the [Glossary](#), or call the 311 Citizen Service Center by dialing 311 or (212) NEW YORK outside of New York City.

[BIS Menu](#) | [Bldg Info Search](#) | [Property Profile](#) | [Certs. Occupancy](#) | [Back](#)

[Privacy Policy](#) | [Terms of Use](#)

FILED: NEW YORK COUNTY CLERK 08/04/2020 10:09 AM

INDEX NO. 1

F DOC. NO. 235

RECEIVED NYSCEF:

The first step is for the City Assessor to determine the market value of the property. While the term market value would seemingly refer to how much the property would sell for on the open market, in reality the market value established by the City Assessor is almost a substantially lower.

Land market value		\$600,000
Building market value	+	\$3,173,000
Market value	=	\$3,773,000

Assessed Value

Next, the market value is used to compute the assessed value, which is a percentage of the market value. The exact percentage is determined by the tax class of the property. Tax class 1 is assessed at 6% of the market value, and tax classes 2,3 and 4 are assessed at 45%.

Market value		\$3,773,000
Assessment ratio	x	45%
Maximum assessed value	=	\$1,697,850


Transitional Value



To protect property owners from sudden large increases in property tax, the state limits how quickly the city can increase the assessed value. Typically these limits are applied when the City Assessor makes a big increase to the market value. Without the limits the assessed value would increase by a similar percentage. Instead, the change to the assessed value is phased in over a number of years.

The market value of this property was increased in previous years and the assessed value is currently being phased in. Because this property is in **tax class 2**, the assessment cannot be raised more than 8% from the year before or 30% over five years. Assessed value cannot be raised more than 45% from market value.

Assessed value		\$1,697,850
Net assessed value	=	\$1,309,095

www.propertyshark.com/mason/Property-Report/components/print/print_report.html?propkey=6170&cats=Property-Report/sections/ny/nyc/generic_overview/Reports2/property_photos

Fwd: A courtesy for you and yours at the Zucker Corporation. 

 **Bo Dincer** <bd2561@columbia.edu>
to CommissionerCrenshaw, BD 

I APOLOGIZE THAT I TOOK THE TIME
- had to jot down a few notes for you
... but whatever I can do to help.

HERE ARE SOME NOTES - YOU
BUT IF I TOOK IT THIS FAR...

Re: NYSCEF 158143 / AD
NYSCEF 153974 / AD

from: **Bo Dincer** <bd2561@columbia.edu>
to: CommissionerCrenshaw@sec.gov,
BD <bondstrt@protonmail.com>

date: Nov 13, 2021, 6:13 AM

subject: Fwd: A courtesy for you and yours at the Zucker Corporation.

mailed-by: columbia.edu

Part Clerk to the Honorable Shlomo S. Hagler, J.S.C.
New York Supreme Court, Civil Branch – Part 17
60 Centre Street, Room 335
New York, NY 10007
TEL.: 646-386-3283

THE PRIMARY SUBSTANCE WHICH IS CRITICAL, IS PRECEDENCE AND GR
PROCEDURES AS SI

These matters were left to me, by the Honorable Shlomo S. Hagler, J.S.C. to file Cross-Motion after having exhausted all of the
In any event, I am aware of the scope of violations, first filed in the County of Kings by Paul Regan obo The Zucker Family/Fou

8:56



< Sent



ricki.roer@wilsonelser.com >
roger.gottilla@wilsonelser.com >
stacey.seltzer@wilsonelser.com >
suzanne.swanson@wilsonelser.com >
urvashi.sinha@wilsonelser.com >
yana.siegel@wilsonelser.com >
Bcc: bscpholdingsllc@gmail.com >
Today at 8:53 PM

**Re: ANOTHER VIDEO OF ME IN THE
COURTYARD 29 JUNE 2020 -- see
also::: CEASE AND DESIST and no CoF....**

Hey did not know you could buy a studio apartment for
\$80,000 in soho. My apartment was 150 sqft. So at 400
a foot 60,000 plus closing costs mortgage tax and

upfront is probably about 80,000.00 right?

It's attached in the tax records. And a failure to report the underlying value of the risks insured. By State Farm.

Also not my dept. but that is also 5 years of tax evasion for that property block 508 lot 3 — notwithstanding its neighboring buildings.

Enjoy. Aiding and abetting my counsel for CONVICTS

Understand? This is where reason meets reality.

/BD



New Message

Hence, illegal assets in custody.

111. YW.

On Sat, Feb 26, 2022 at 2:17 PM, Bo Dincer
<bo.dincer@yahoo.com> wrote:

[Sent from Yahoo Mail on Android](#)

— Forwarded Message —

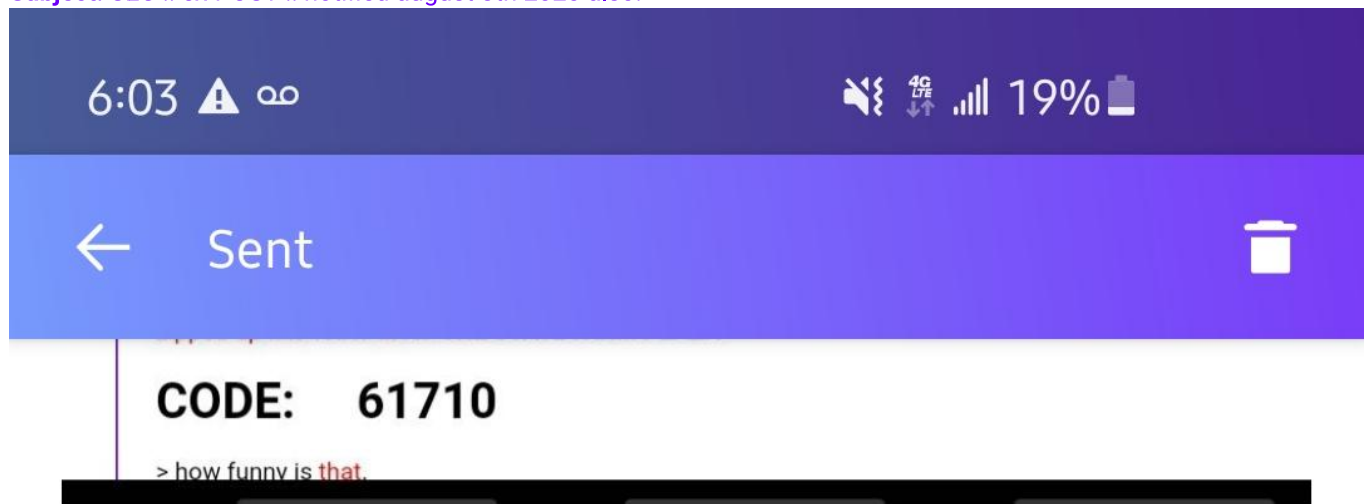
From: "Bo Dincer" <bo.dincer@yahoo.com>

To: "gsamonlinerequest@gs.com" <gsamonlinerequest@gs.com>, "BofAMarkets@bofa.com" <BofAMarkets@bofa.com>, "23pctdvo@nypd.com" <23pctdvo@nypd.com>, "23pctdvo@nypd.org" <23pctdvo@nypd.org>, "18pctdvo@nypd.org" <18pctdvo@nypd.org>, "18PCTDVO@nypd.org" <18PCTDVO@nypd.org>, "10pctdvo@nypd.org" <10pctdvo@nypd.org>, "10pctdvo@nypd.org" <10pctdvo@nypd.org>, "100maidenlane Info" <info@100maidenlane.com>, "Doc Webmaster" <webmaster@doc.gov>, "1pctdvo@nypd.org" <1pctdvo@nypd.org>, "1pctyco@nypd.org" <1pctyco@nypd.org>

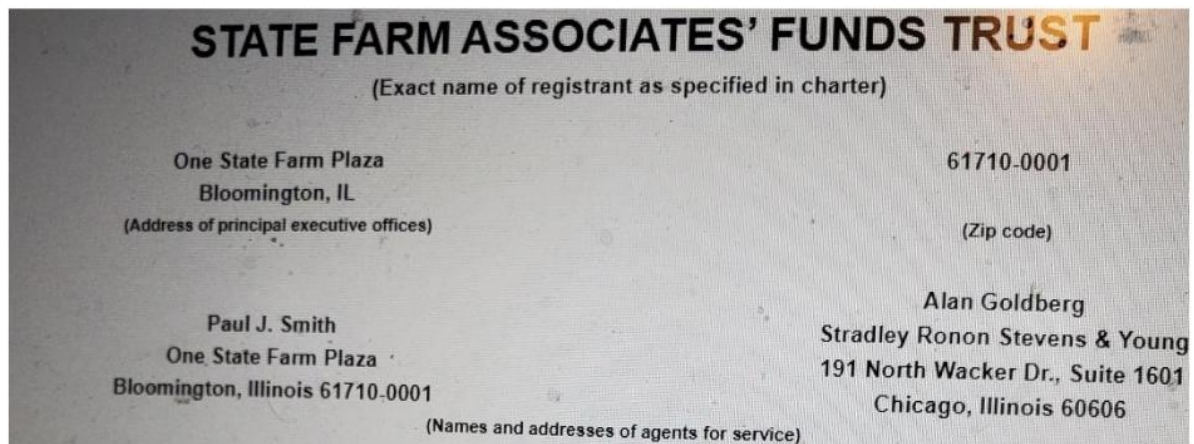
Cc: "ted.bassani@ice.com" <ted.bassani@ice.com>, "TEDHERMANSON@northmarq.com" <TEDHERMANSON@northmarq.com>, "jpetit@mccarter.com" <jpetit@mccarter.com>, "Izucker@mskyline.com" <Izucker@mskyline.com>, "Shari Laskowitz" <slaskowitz@ingramllp.com>, "legalasst@mskyline.com" <legalasst@mskyline.com>, "Paul Regan" <legal@mskyline.com>, "mshy1@bloomberg.net" <mshy1@bloomberg.net>, "cohenassistant@point72.com" <cohenassistant@point72.com>, "Sec News" <news@sec.gov>, "Sec News" <webmaster@sec.gov>, "mharvey13@bloomberg.net" <mharvey13@bloomberg.net>, "gsamonlinerequest@gs.com" <gsamonlinerequest@gs.com>, "PAM OLSON" <pam.olson@us.pwc.com>, "Bloomberg L.P." <bbrief@bloomberg.net>, "blawre@bloomberg.net" <blawre@bloomberg.net>, "BD (NYSBA MRC)" <mrc@nysba.org>, "colin.brooks@morganstanley.com" <colin.brooks@morganstanley.com>, "Ricki Roer" <ricki.roer@wilsonelser.com>, "james.gorman@morganstanley.com" <james.gorman@morganstanley.com>

Sent: Sat, Feb 26, 2022 at 2:10 PM

Subject: SEC :: ex-POST :: notified august 8th 2020 also.



On Fri, Nov 26, 2021 at 5:33 AM, Bo Dincer <bo.dincer@yahoo.com> wrote:



nt's telephone number, including area code: 1-800-447-0740

fiscal year end: 11/30/2020

reporting period: 05/31/2020

REPORTS TO STOCKHOLDERS.

Item	Description	Status	Date	Officer
54	EXHIBIT(S) The Mirror	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
55	EXHIBIT(S) Violation of Personal Privacy	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
56	EXHIBIT(S) Notice to Parties of Broken Window on May 24th	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
57	EXHIBIT(S) Broken Window Remains Unrepaired	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
58	EXHIBIT(S) Request for Maintenance Without Response - PR was both in favor and approved of the color selection.	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
59	EXHIBIT(S) PLAINTIFF IS DESPERATE	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
60	EXHIBIT(S) PRIVACY IS AN ISSUE HERE AS WELL	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
61	EXHIBIT(S) PRIVACY IS AN ISSUE HERE AS WELL	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
62	EXHIBIT(S) 00001 PAYMENT 05_30_2020	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
63	EXHIBIT(S) 00002 LANDLORD REFUSES PAYMENT	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
64	EXHIBIT(S) 00003 PAYMENT_04_30_2020 - RENT PAYMENTS ALWAYS ON TIME	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
65	EXHIBIT(S) GROSS NEGLIGENCE OF THE WINDOW	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
66	EXHIBIT(S) Thursday, July 16, 2020 11:08 PM - COMPLAINT FILED	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
67	EXHIBIT(S) NOTICE TO PARTIES OF MIRROR	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
68	EXHIBIT(S) NOTICE TO PARTIES OF UPSTAIRS NEIGHBOR	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)
69	EXHIBIT(S) COMPLAINT - NO ACTION	Processed	07/21/2020	Dincer, B. (Pro Hac / Pro Se)

JUL 26 2020

Made a reasonable request... and she also ducked me.
Plus, she called my bluff I notified everybody on August 8Th 2020.

– MOVED her assets to JP Morgan...

Lastly, right Laurie, Rickie, Ashley?salty?

That's called illegal custody of assets, which is also theft and a failure to report the underlying property to State Farm as well.

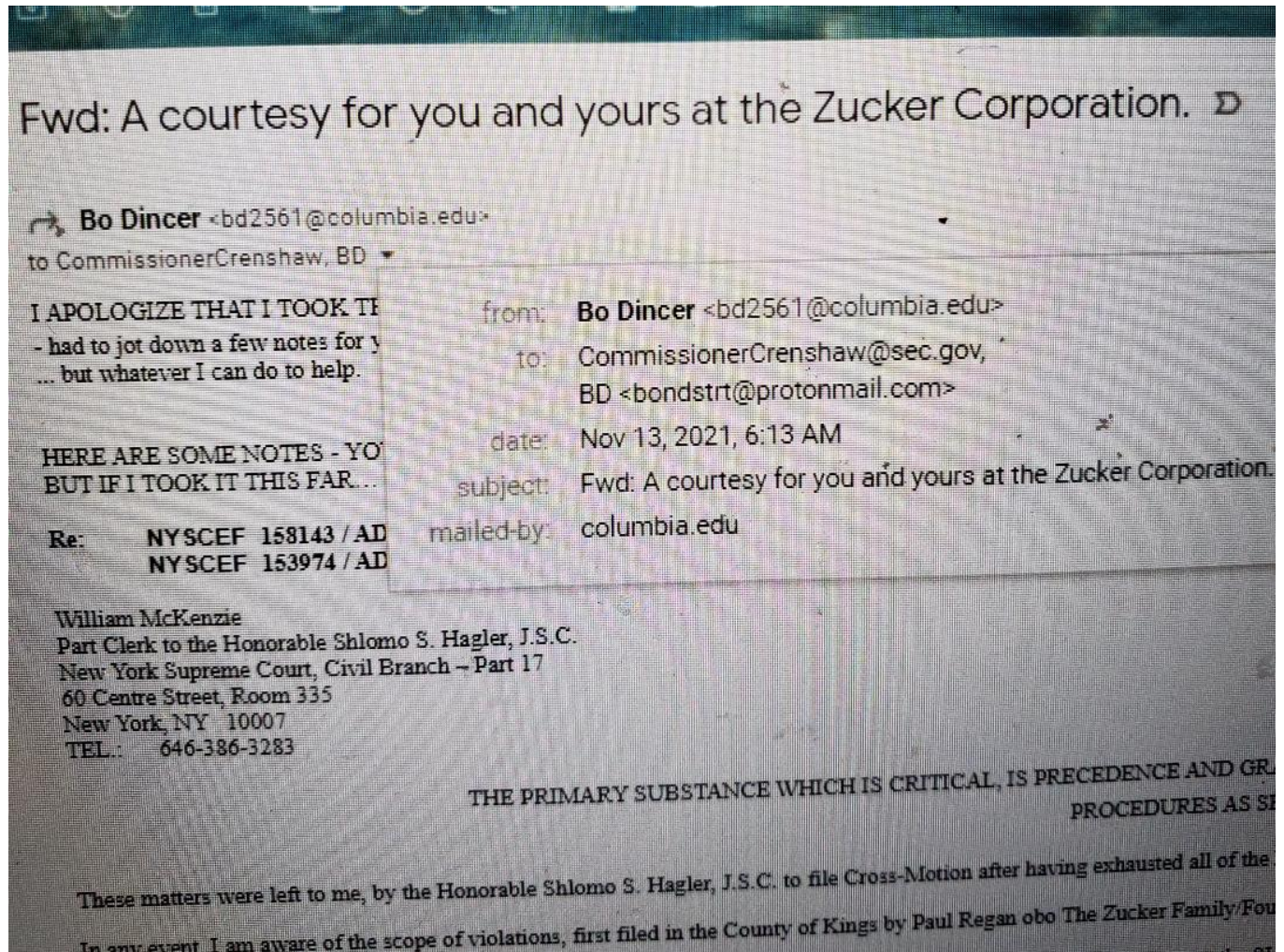
On top, they withold all the illegal money they took from me and don't have a certificate of occupancy for the property - so its illegally custodied at the bank, security deposits, are assets?

Is rent assets? Bingo, let me ask the experts...

Enjoy.

Take care and good job aiding and abetting you idiots – at least refund me the money you stole from me.. are you f**** crazy
- wilson, elser, moskowitz, dicker, ingram 10018?

Again more in the BCC like a 747 all of my old friends, even some from Connecticut? Yep. I warned you... on the 8TH of August in 2020. B**** was watching my laptop look how quickly she knows how to answer to a email.





11:43   

    11% 

 Inbox



Bd Dincer (COLUMBIA UNIVERSITY)
BD2561@COLUMBIA.EDU & 101 more



Today, 6:57 PM

 34 attachments

From: BD DINCER (COLUMBIA UNIVERSITY) At: 12/18/21 18:42:54 UTC-5:00

To: [Julie Hoyer \(STATE FARM MUTUAL AU\)](#), [Greg Shull \(STATE FARM MUTUAL AU\)](#), [Jeffrey Attwood \(STATE FARM MUTUAL AU\)](#), [John Malito \(STATE FARM MUTUAL AU\)](#), [Steven Santiccioli \(NORTHERN TRUST COMPA\)](#), [Elena Khoziaeva \(BRIDGEWAY CAPITAL MA\)](#), [Bill Trauner \(STATE FARM MUTUAL AU\)](#), [Heather Caldwell \(STATE FARM MUTUAL AU\)](#), [Tammy Gipson \(STATE FARM MUTUAL AU\)](#), [Brent Reeder \(NORTHERN TRUST COMPA\)](#), [Michael Whipple \(BRIDGEWAY CAPITAL MA\)](#), [Michael Zaroogian \(STATE FARM MUTUAL AU\)](#), [Rebekah Holt \(STATE FARM MUTUAL AU\)](#), [Katie Hubbard \(STATE FARM MUTUAL AU\)](#), [Leigh Ann Rogalski \(STATE FARM MUTUAL AU\)](#), [Chad Moser \(STATE FARM MUTUAL AU\)](#), [Tim Zelgert \(STATE FARM MUTUAL AU\)](#), [Ray Renken \(STATE FARM MUTUAL AU\)](#), [Kara Olson \(STATE FARM MUTUAL AU\)](#), [Steve Brucker \(STATE FARM MUTUAL AU\)](#), [Jennifer Hest \(BLACKBROOK INSTITUTION\)](#), [Adam Heston \(STATE FARM MUTUAL AU\)](#)

Jenniter Hsui (BLACKROCK INSTITUTION), Adam Hallman (STATE FARM MUTUAL AU), Chris Minter (STATE FARM MUTUAL AU), Shelly Marsh (STATE FARM MUTUAL AU), Hollie Marsh (STATE FARM MUTUAL AU), Matthew Lockridge (WESTWOOD MANAGEMENT), Rich Rebholz (STATE FARM MUTUAL AU), Michael Mayberger (STATE FARM MUTUAL AU), Ashley Smock (STATE FARM MUTUAL AU), Brian Bengtson (STATE FARM MUTUAL AU), Cory Swartzlander (STATE FARM MUTUAL AU), Scott Lawson (WESTWOOD MANAGEMENT), Ayman Bari (STATE FARM MUTUAL AU), Adam Vales (STATE FARM MUTUAL AU), Shane Jent (STATE FARM MUTUAL AU), Mark Dunford (STATE FARM MUTUAL AU), Caroline Dirks (STATE FARM MUTUAL AU), Kyle Gilmore (STATE FARM MUTUAL AU), Diane Hsiung (GEODE CAPITAL MANAGE), Cameron Kurak (STATE FARM MUTUAL AU), Mark Broughton (FIRST REPUBLIC BANK), Betsey Euliss (STATE FARM MUTUAL AU), Kim Bretz (STATE FARM MUTUAL AU), Numan Ahmed (STATE FARM MUTUAL AU), Walter Ruane (STATE FARM MUTUAL AU), Shawna Barlow (STATE FARM MUTUAL AU), Philip Kroger (STATE FARM MUTUAL AU), Gabrielle Poole (STATE FARM MUTUAL AU), Ricardo Correa (STATE FARM MUTUAL AU), Matt Krebsbach (STATE FARM MUTUAL AU), Gabriel Prado Correa (STATE FARM MUTUAL AU), Larnita Gates (STATE FARM MUTUAL AU), Ketrick Karsten (STATE FARM MUTUAL AU), Vicki Trimpe (STATE FARM MUTUAL AU), BD DINCER (COLUMBIA UNIVERSITY)

Cc: KERRY.SAPERSTEIN@MORGA.STANLEY.COM

Subject: Fwd: Fw: SEC. Auditor // FTC >>> TY <<< BLOCKED LOT.
TCP

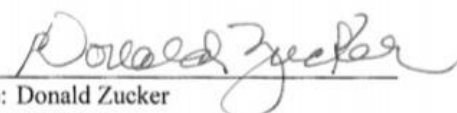
NYSCEF DOC. NO. 315

RECEIVED NYSCEF: 08

IN WITNESS WHEREOF, Borrower has executed this Assignment as of the day and year first above written.

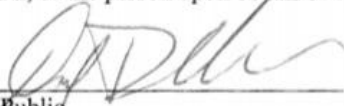
SULLIVAN PROPERTIES, L.P., a Delaware limited partnership

By: Sullivan GP, LLC, a Delaware limited liability company,
its general partner

By: 
Name: Donald Zucker
Title: Manager

State of New York)
) ss:
County of New York)

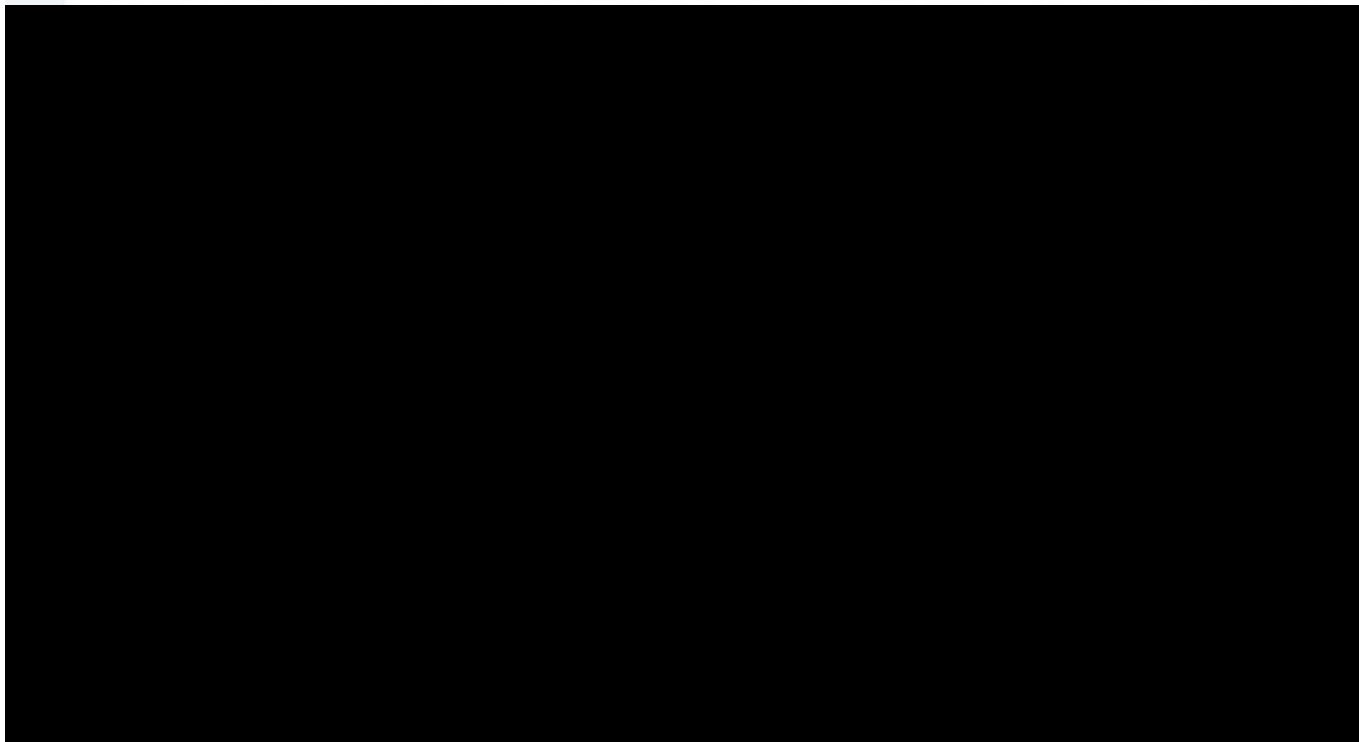
On the 13 day of May in the year 2020, before me, the undersigned, personally appeared Donald Zucker, personally known to me or proved to me on the basis of satisfactory evidence to be the individual whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his capacity, and that by his signature on the instrument, the individual, or the person upon behalf of which the individual acted, executed the instrument.



Notary Public
[SEAL]

DANIEL F. SULLIVAN
Notary Public, State of New York
No. 02SU4997917
Qualified in Orange County
Commission Expires June 15, 2022

SIGNATURE AND ACKNOWLEDGMENT PAGE
ASSIGNMENT OF RENTS AND LEASES



INSIDE THE INFERNO

Firefighters pulled electric scooters from East Village fire last Thursday that left one man dead and his girlfriend critically injured. Two teen siblings, Giovanni Molina and Mariana Domena, were hurt, but able to escape the flames by climbing four floors down the outside of the building (inset).

PHOTOGRAPHS BY WILLIAMS FOR NYDN; COURTESY OF JUSTIN MALPICA

Teen victim tells how he & sis escaped killer E. Village fire

109 SPICY CROCK
990 AMSTERDAM
NEW YORK, NY
212-280-7

12/22/2021
Terminal SN:

Credit Sa


Transaction #:
Card Type:
Account:
Entry:

Amount:
Non Cash Adjustme

Total:

Ref. Number:
Auth. Code:
Response:
Approved Amount:
Amt Due:

II:
TVR:
ATD:

10:50  

   41% 



3:14 

   50% 

SHARI S. LASKOWITZ



Vcard



BIO PDF

CONTACT

212-907-9696 slaskowitz@ingramllp.com

PRACTICE AREAS

Landlord & Tenant

PROFILE

MEDIA

Shari Laskowitz is counsel for the firm's Landlord-Tenant group. She has been representing clients in real estate litigation for more than 15 years, with

[NYSCEF 153974 / 2020 - DOCKET 379]

[DOCKET 152] \$2,395.00 was timely paid, and on a monthly basis - NOTE: PAST DUE BALANCE.

[DOCKET 152] Purports \$8,106.21 in legal fees expressed, indexed 279090 on

6/17/2020.

- Guaranteed in the prior and furthered to any financial institution for a credit line.

- They also breached other areas of my life, harassment, perjury, and on a voicemail threatened my sanctity as well.

SEE ALSO: State Farm Fine, \$352,500,000.00

[B2497C52-5D09-48EE-AD7F-7FDA3F72DFDA.PDF]

"A Texas subsidiary of State Farm refunded the greater of \$352 million for premiums after the company's rates were found unreasonable in relation to the risks they covered"

[DOCKET 379]

P1.1 Plaintiff, *ex-post notice* to ONE STATE FARM PLAZA

P1.2 [DINCER] NOTICE >>> 2020.08.08
see also: CCF_000031.PDF

P1.3 [DINCER] E-FILED >>> 2020.08.09
[DOCKET 309]

P1.4 [DINCER] E-MAILED >>> 2020.08.10
[DOCKET 385] 2:43AM EST

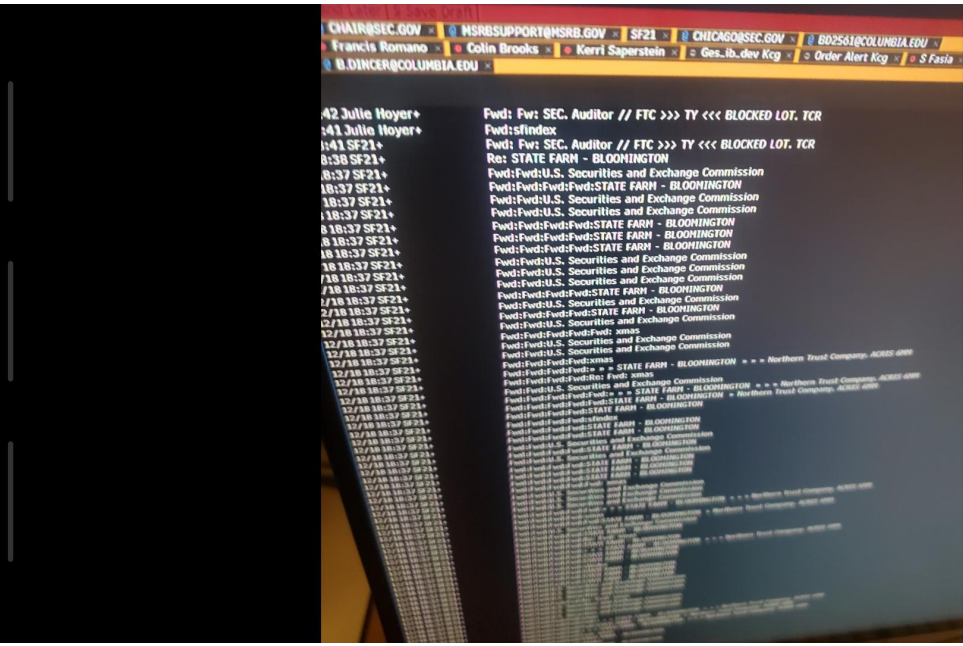
[zucker] ORDERED ON 2020.08.10 AT 2:34PM EST

P2.1 [ZUCKER] E-MAILED >>> 2020.08.10
[NYSCEF 153974 p1]

From: Bo Dincer <bo.dincer@yahoo.com>
Date: August 10, 2020 at 4:25:34 AM EDT
To: Baris Dincer <bdincer66@icloud.com>
Cc: Paul Regan <legal@mskyline.com>

*** TAKE THAT CAMERA DOWN IMMEDIATELY ***

Index #: 153974/2020; Assigned Case Judge: Shlomo Hagler; FILED ON 8/9/2020
ACRIS REPORT 8/9/2020 - DOB [DOC. NO. 309] <https://iapps.courts.state.ny.us/fbem/DocumentDisplayServlet?documentId=572E8gahZU01KFthrfiyFQ==&system=prod>



117 SULLIVAN STREET**Borough: MANHATTAN
Block: 503 Lot: 11****2020 - 2021 Final Assessment**Final Assessment Roll for 2020-2021 | City of New York
Taxable Status Date January 5, 2020**EXPLANATION OF ASSESSMENT ROLL**Owner Name SULLIVAN PROPERTIESLP
Property Address 117 SULLIVAN STREET 10012
Billing Name and Address SULLIVAN PROPERTIESLP
MANHATTAN SKYLINE MGMT
103 W. 55TH ST.
NEW YORK NY 10019-5306
Tax Class 2
Building Class C4 - OLD LAW TENEMENT**Property Owner(s)**

SULLIVAN PROPERTIESLP

Land InformationLot Size
Frontage (feet) 25.00
Depth (feet) 100.00
Land Area (sqft) 2,500
Regular / Irregular Regular
Corner
Number of Buildings 1
Building Size
Frontage (feet) 25.00
Depth (feet) 87.00
Stories 6
Extension N**Assessment Information**

	Description	Land	Total
	ESTIMATED MARKET VALUE	500,000	3,981,000
	MARKET AV	225,000	1,791,450
	MARKET EX		0
	TRANS AV	225,000	1,588,120
	TRANS EX		0

Taxable/Billable Assessed Value

	Assessed Value
Subject To Adjustments, Your 2020/21 Taxes Will Be Based On	1,588,120

https://a836-pts-access.nyc.gov/care/Datalets/PrintDatalet.aspx?pin=1005030011&gsp=ASMT_FIN_2021&taxyear=2022&jur=658
Market Value History

Tax Year	Market Value
2020 - 2021	3,981,000
2019 - 2020	3,901,000
2018 - 2019	3,805,000
2017 - 2018	3,787,000
2016 - 2017	3,393,000

NoteFor more information about how your property taxes are calculated, visit <http://nyc.gov/assessments>.

117 SULLIVAN STREET**Borough: MANHATTAN
Block: 503 Lot: 11****2020 - 2021 Final Assessment**Final Assessment Roll for 2020-2021 | City of New York
Taxable Status Date January 5, 2020**EXPLANATION OF ASSESSMENT ROLL**Owner Name SULLIVAN PROPERTIESLP
Property Address 117 SULLIVAN STREET 10012
Billing Name and Address SULLIVAN PROPERTIESLP
MANHATTAN SKYLINE MGMT
103 W. 55TH ST.
NEW YORK NY 10019-5306
Tax Class 2
Building Class C4 - OLD LAW TENEMENT**Property Owner(s)**

SULLIVAN PROPERTIESLP

Land InformationLot Size
Frontage (feet) 25.00
Depth (feet) 100.00
Land Area (sqft) 2,500
Regular / Irregular Regular
Corner
Number of Buildings 1
Building Size
Frontage (feet) 25.00
Depth (feet) 87.00
Stories 6
Extension N**Assessment Information**

	Description	Land	Total
	ESTIMATED MARKET VALUE	500,000	3,981,000
	MARKET AV	225,000	1,791,450
	MARKET EX		0
	TRANS AV	225,000	1,588,120
	TRANS EX		0

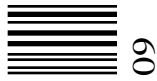
Taxable/Billable Assessed Value

	Assessed Value
Subject To Adjustments, Your 2020/21 Taxes Will Be Based On	1,588,120

https://a836-pts-access.nyc.gov/care/Datalets/PrintDatalet.aspx?pin=1005030011&gsp=ASMT_FIN_2021&taxyear=2022&jur=658
Market Value History

Tax Year	Market Value
2020 - 2021	3,981,000
2019 - 2020	3,901,000
2018 - 2019	3,805,000
2017 - 2018	3,787,000
2016 - 2017	3,393,000

NoteFor more information about how your property taxes are calculated, visit <http://nyc.gov/assessments>.



Quarterly Statement of Account

Owner Name: SULLIVAN PROPERTIESLP
Property Address: 117 SULLIVAN ST.
Borough, Block & Lot: MANHATTAN (1), 00503, 0011

Mailing Address:
SULLIVAN PROPERTIESLP
117 SULLIVAN ST.
NEW YORK, NY 10012-3681

Statement Billing Summary

(Reflects Account Activity From Your Last Statement Through November 19, 2010)

Previous Balance	\$0.00
Amount Paid	\$0.00
Interest	\$0.00
Unpaid Balance, If Any	\$0.00
Current Amount Due	\$58,118.28
Total Amount Due By January 3, 2011	\$58,118.28

001400.01
24299



PLEASE INCLUDE THIS COUPON IF YOU PAY BY MAIL OR IN PERSON

IF YOU ARE HAVING PROBLEMS PAYING YOUR MORTGAGE,
PLEASE CALL 311 FOR HELP

If You Pay Via On-Line Banking You Must Include This Account Number: 1-00503-0011

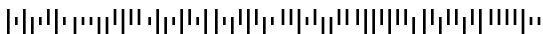
Pay Today The Easy Way
nyc.gov/payonline
Fast.Easy.Accurate.Timely.

Total Amount Due By January 3, 2011

\$58,118.28

#BWNFFBV
#9135439101119013#

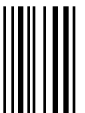
SULLIVAN PROPERTIESLP
117 SULLIVAN ST.
NEW YORK NY 10012-3681

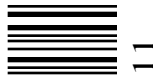


Amount Enclosed:

**If Paying The Easy Way Isn't For You,
Mail Payment To:**

NYC Department of Finance
PO Box 32
New York, NY 10008-0032





Current Amount Due	Activity Date	Date	Amount
Finance-Property Tax		01/01/2011	\$58,921.74
SCRIE Rent Stabilization Abatement	11/06/2010		\$-1,903.62
Adopted Tax Rate			\$1,030.16
Rent Stabilization Fee \$10/Apt.	# Apts	RS Fee Identifiers	
Housing-Rent Stabilization	7	04/01/2009 010011800 011800	\$70.00
Total Amount Due By January 3, 2011			\$58,118.28

How We Calculated Your Property Tax For July 1, 2010 Through June 30, 2011

Tax Class 2 - Residential, More Than 10 Units		Tax Rate		
Original Tax Rate Billed June 2010		13.2410%		
New Tax Rate		13.3530%		
Estimated Market Value	\$2,410,000	Billable Assessed Value	New Tax Rate	Taxes
Tax Before Exemptions And Abatements		\$919,800	X 13.3530%	= \$122,821
Tax Before Abatements		\$919,800		\$122,821
Senior Citizens Rent Increase Exemption	\$3,807			
Annual Property Tax				\$122,821
Original Property Tax Billed In June 2010		\$919,800		\$121,791
Change In Property Tax Bill Based On New Tax Rate				\$1,030

Pay Today The Easy Way
nyc.gov/payonline
Fast.Easy.Accurate.Timely.

Your Prompt Payment Is Greatly Appreciated.

Did Your Mailing Address Change?

If So, Please Visit Us At nyc.gov/changemailingaddress Or Call 311.

