

BERGER, GOLDBERG, FRIEDMAN & PERLMAN, P.C.

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OF COUNSEL

January 16, 2026

Mr. Claude Simon
Charles Henry Properties LLC
336 East 56th Street, Commercial
New York, New York 10022

Re: Tax Reduction Proceedings
Premises: 336 East 56 Street
Block: 1348 Lot: 35
Borough: Manhattan

Dear Mr. Simon:

At a hearing just held before the New York City Tax Commission, the following offer was made to settle the above proceedings:

Tax Year	Assessment	Proposed Assessment	Reduction
2025/26	785,285	699,000	86,285

All other open tax years are to be confirmed with no reduction.

We believe the above offer to be satisfactory in view of all the factors inherent in this case, and we believe that it should be accepted at this time. In connection with this offer, if the property has been sold, please advise our office.

If you agree with our recommendation, kindly indicate your agreement by signing below. Please email a copy of your signed acceptance letter to taxforms@bgfp-law.com, and mail the original to our office.

Our legal fees will be calculated upon the agreed percentage of the reductions in actual assessments.

It is imperative that we receive your response prior to January 23, 2026. Failure to respond will result in a confirmation of the tentative assessed valuation for tax year 2026-2027 by the Tax Commission.

Very truly yours,

Berger, Goldberg, Friedman & Perlman, P.C.
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If you are in the process of applying for J-51, ICAP, or 421-a benefits, do not accept this offer without first making us aware of your filing, as this fact will significantly impact our evaluation of the offer.

THE ABOVE IS ACKNOWLEDGED AND THE OFFER IS HEREBY ACCEPTED:
