

20250902000268470 1/4 \$181.00
Shelby Cnty Judge of Probate, AL
09/02/2025 11:26:15 AM FILED/CERT

RECORDING REQUESTED BY:

Linda Jean Rubin

INSTRUMENT PREPARED BY:

Kira Lynn Rubin
2543 Seashore Creek Drive
Katy, Texas 77493

(Above reserved for official use only)

SEND TAX STATEMENTS TO:

Linda Jean Rubin
235 Inverness Center Drive Apartment
#116
Hoover, Alabama 35242

RETURN DEED TO:

Linda Jean Rubin
235 Inverness Center Drive Apartment #116
Birmingham, Alabama 35242

Tax Parcel ID/APN # 09 2 04 0 006
027.000

QUIT CLAIM DEED FOR ALABAMA

STATE OF ALABAMA
COUNTY OF SHELBY

THIS DEED is made this day of June 9, 2025, by and between the
"Grantors",

Kira Lynn Rubin, an unmarried individual residing at 2543 Seashore Creek Dr, Katy,
Texas 77493

AND the "Grantees,"

Linda Jean Rubin, a married individual residing at 2011 Kollwood Drive, Birmingham,
Alabama 35242

FOR VALUABLE CONSIDERATION of the sum of one dollar (\$1.00), the receipt and

Shelby County, AL 09/02/2025
State of Alabama
Deed Tax: \$150.00



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sufficiency of which is hereby acknowledged, Grantors hereby quitclaim to Grantees and Grantees' heirs and assigns forever, all of Grantors' rights, titles, interests, and claims in or to the following described real estate (the "**Property**"), together with all hereditaments and appurtenances belonging thereto, located in Shelby county, Alabama, subject to any restrictions herein:

Property Address: 2011 Knollwood Drive, Birmingham, Alabama 35242

Legal Description: Property Address 2011 KNOLLWOOD PL BIRMINGHAM AL 35242
Mailing Address 2011 KNOLLWOOD PL BIRMINGHAM AL 35242 Neighborhood: 01
HIGHLAND LAKES R-2 Subdivision: HIGHLAND LAKES 14TH SECTOR Book: 30 Page:
074 Lot: 1425 Acreage: 0.291 Section: 04 Township: 19S Range: 01W Tax Year 2025 Property
Class 03 Exempt Code 20 Municipality 01 - COUNTY School District 2 Disability Code
Over 65 Code X Total H/C Area 2009 Sqft

Vesting Information / Property Interest: Tenancy in common, divided as follows:

Linda Rubin owning a 1/3 share.

Donald Rubin owning a 1/3 share.

Kira Rubin owning a 1/3 share.

[SIGNATURE PAGE FOLLOWS]

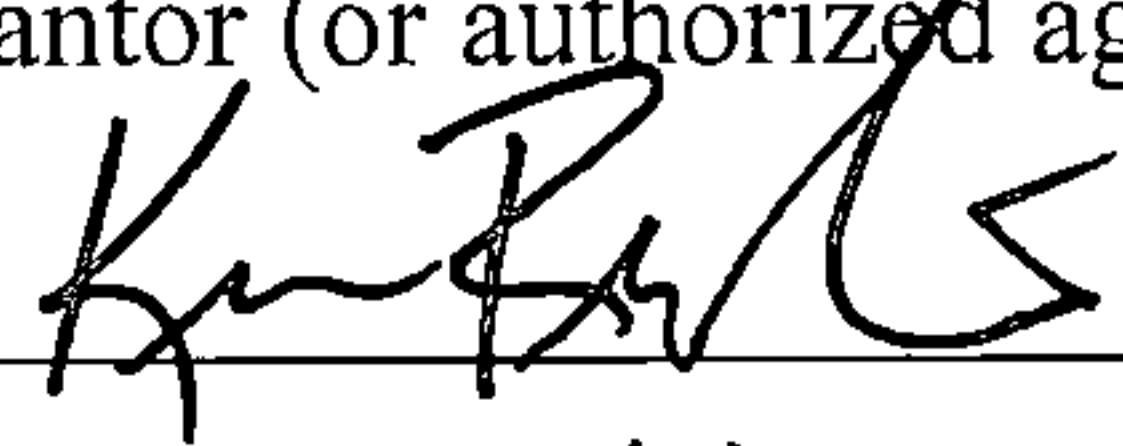


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Signatures

Grantors signed, sealed, and delivered this quit claim deed to Grantees on June 9, 2025
(date).

Grantor (or authorized agent)

x/ 

Print Name: Kira Rubin

The market value per the Shelby county tax
assessor's website is \$448,800 and the
value of 1/3 is \$149,600.

FMV = \$448,800

1/3 = \$149,600





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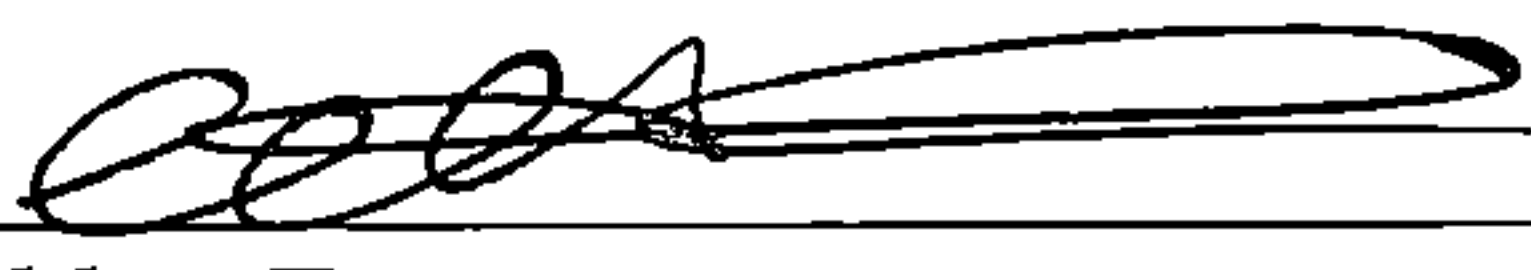
NOTARY ACKNOWLEDGMENT

TEXAS
COUNTY OF HARRIS

On June 9, 2025 before me, Kira Lynn Rubin, personally appeared **Kira Lynn Rubin**, personally known to me or proved on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Commission Expires: 10-18-2026



Notary Public, Texas

