



202604010090

04/01/2026 03:56 PM Pages: 1 of 5 Fees: \$307.50  
Skagit County Auditor

AFTER RECORDING RETURN TO:  
NORTH SOUND LAW GROUP, PLLC  
300 NORTH COMMERCIAL STREET  
BELLINGHAM, WASHINGTON 98225

SKAGIT COUNTY WASHINGTON  
REAL ESTATE EXCISE TAX

2026.0945  
APR 1 2026

Amount Paid \$ 0  
Skagit Co. Treasurer  
By *GT* Deputy

DOCUMENT TITLE: **BARGAIN AND SALE DEED**

REFERENCE NUMBER OF RELATED DOCUMENT:

GRANTOR(S): **ALEX WINSLOW, Administrator of the Estate of Christopher Winslow, Deceased**

GRANTEE(S): **MARGARET WINSLOW, a single woman as her separate property**

ABBREVIATED LEGAL DESCRIPTION: **Parcel A & B: SECTION 16, TOWNSHIP 33, RANGE 4; PTN SW-NW**

ADDITIONAL LEGAL DESCRIPTION ON: **PAGE(S) 1-4**

ASSESSOR'S TAX PARCEL NUMBER(S): **Parcel A: 330316-004-0101 // P102001**  
**Parcel B: 330316-2-004-00002 // P15930**

**BARGAIN AND SALE DEED**

The undersigned Grantor, ALEX WINSLOW, as the duly appointed, qualified and acting Administrator of the Estate of Christopher Winslow, Deceased, in Probate Cause No. 26-4-00041-37, in Whatcom County Superior Court of Washington, and not in his individual capacity, as a distribution of the estate pursuant to the Washington laws of intestate succession and community property, does grant, bargain, sell, convey and confirm to MARGARET WINSLOW, a single woman, the following-described real estate, situated in Skagit County, Washington:

PARCEL "A":

THAT PORTION OF THE SOUTHWEST ¼ OF THE NORTHWEST ¼ OF SECTION 16, TOWNSHIP 33 NORTH, RANGE 3 EAST W.M., DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF SAID SUBDIVISION; THENCE NORTH 89 DEGREES 27'25" EAST ALONG THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 146 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 0 DEGREES 16'48" EAST PARALLEL WITH THE WEST LINE OF SAID SUBDIVISION, A DISTANCE OF 466 FEET; THEN NORTH 89 DEGREES 27'25" EAST PARALLEL WITH THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 508 FEET; THENCE SOUTH 0 DEGREES 16'48" WEST PARALLEL WITH THE WEST LINE OF SAID SUBDIVISION, 426 FEET, MORE OR LESS, TO A POINT 40 FEET NORTH OF THE SOUTH LINE OF SAID SUBDIVISION; THENCE NORTH 89 DEGREES 27'25" EAST PARALLEL WITH AND 40 FEET NORTH OF THE SOUTH LINE OF SAID SUBDIVISION TO THE WEST LINE OF THE MAUPIN COUNTY ROAD; THENCE SOUTH ALONG SAID WEST LINE TO THE SOUTH LINE OF SAID SUBDIVISION; THENCE SOUTH 89 DEGREES 27'25" WEST ALONG THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 1121.5 FEET, MORE OR LESS, TO THE TRUE POINT OF BEGINNING, EXCEPT ANY PORTION THEREOF LYING EAST OF THE WEST LINE OF THE EAST 33 FEET OF SAID SUBDIVISION AS CONVEYED TO SKAGIT COUNTY FOR ROAD PURPOSES.

AND ALSO EXCEPT MINERAL RIGHTS AS RESERVED BY THE STATE OF WASHINGTON IN DEED DATED DECEMBER 8, 1920 AND RECORDED DECEMBER 23, 1920, UNDER AUDITOR'S FILE NO. 146665, IN VOLUME 121 OF DEEDS, PAGE 18, RECORDS OF SKAGIT COUNTY, WASHINGTON. (SAID PROPERTY BEING FURTHER IDENTIFIED IN RECORD OF SURVEY FILED FEBRUARY 15, 1989, IN VOLUME 8 OF SURVEYS, PAGE 132, UNDER AUDITOR'S FILE NO. 8902150011.)

PARCEL "B":

THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 16, TOWNSHIP 33 NORTH, RANGE 3 EAST W.M.;

EXCEPT THE EAST 33 FEET (2 RODS) THEREOF, AS CONVEYED TO SKAGIT COUNTY FOR ROAD PURPOSES BY DEED RECORDED SEPTEMBER 28, 1923, UNDER AUDITOR'S FILE NO.

168173, IN VOLUME 130 OF DEEDS, PAGE 310, RECORDS OF SKAGIT COUNTY, WASHINGTON;

AND EXCEPT THAT PORTION, IF ANY, LYING WITHIN THE BOUNDARIES OF THE BUILT AND EXISTING COUNTY ROAD RUNNING ALONG THE EAST LINE THEREOF, COMMONLY KNOWN AS MAUPIN ROAD;

AND EXCEPT MINERAL RIGHTS AS RESERVED BY THE STATE OF WASHINGTON IN DEED DATED DECEMBER 8, 1920, AND RECORDED DECEMBER 23, 1920, UNDER AUDITOR'S FILE NO. 146665, IN VOLUME 121 OF DEEDS, PAGE 18, RECORDS OF SKAGIT COUNTY, WASHINGTON (SAID PROPERTY BEING FURTHER IDENTIFIED IN RECORD OF SURVEY FILED FEBRUARY 15, 1989, IN VOLUME 8 OF SURVEYS, PAGE 132, UNDER AUDITOR'S FILE NO. 8902150011.)

AND EXCEPT THAT PORTION OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 16, TOWNSHIP 33 NORTH, RANGE 3 EAST W.M., DESCRIBED AS FOLLOWS:

THAT PORTION OF THE SOUTHWEST  $\frac{1}{4}$  OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 16, TOWNSHIP 33 NORTH, RANGE 3 EAST W.M., DESCRIBED AS FOLLOWS:

BEGIN AT THE SOUTHWEST CORNER OF SAID SUBDIVISION; THENCE NORTH 89 DEGREES 27'25" EAST ALONG THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 146 FEET TO THE TRUE POINT OF BEGINNING; THENCE NORTH 0 DEGREES 16'48" EAST PARALLEL WITH THE WEST LINE OF SAID SUBDIVISION, A DISTANCE OF 466 FEET; THENCE NORTH 89 DEGREES 27'25" EAST PARALLEL WITH THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 508 FEET; THENCE SOUTH 0 DEGREES 16'48" WEST PARALLEL WITH THE WEST LINE OF SAID SUBDIVISION, 426 FEET, MORE OR LESS, TO A POINT 40 FEET NORTH OF THE SOUTH LINE OF SAID SUBDIVISION TO THE WEST LINE OF THE MAUPIN COUNTY ROAD; THENCE SOUTH ALONG SAID WEST LINE TO THE SOUTH LINE OF SAID SUBDIVISION; THENCE SOUTH 89 DEGREES 27'25" WEST ALONG THE SOUTH LINE OF SAID SUBDIVISION, A DISTANCE OF 1121.5 FEET, MORE OR LESS, TO THE TRUE POINT OF THE BEGINNING, EXCEPT ANY

PORTION THEREOF LYING EAST OF THE WEST LINE OF THE EAST 33 FEET OF SAID SUBDIVISION AS CONVEYED TO SKAGIT COUNTY FOR ROAD PURPOSES.

"THIS CONVEYANCE IS SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS, AND EASEMENTS, IF ANY, AFFECTING TITLE, WHICH MAY APPEAR IN THE PUBLIC RECORD, INCLUDING THOSE SHOWN ON ANY RECORDED PLAT OR SURVEY."

SUBJECT TO: THIS CONVEYANCE IS SUBJECT TO COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS, IF ANY, AFFECTING TITLE, WHICH MAY APPEAR IN THE PUBLIC RECORD, INCLUDING THOSE SHOWN ON ANY RECORDED PLAT OR SURVEY.

The Grantor, for himself and for Grantor's successors in interest, does by these presents expressly limit the covenants of this deed to those herein expressed, and excludes all covenants arising or to arise by statutory or other implications. Grantor does hereby covenant that against all persons whomsoever lawfully claiming or to claim by, through or under said Grantor, and not otherwise, Grantor will forever warrant and defend the said described real estate.

*[Notarization on following page]*

DATED this 23 day of Feb, 2026.

Alex Winslow

ALEX WINSLOW  
Administrator of the Estate of  
Christopher Winslow, Deceased, and not in his individual capacity

State of Iowa )  
County of Stroux ) ss.

SUBSCRIBED AND SWORN TO before me this 23rd day of February, 2026.

(STAMP)



Elsie Grevensoed

(Signature)

Printed Name: Elsie Grevensoed

Notary Public

My commission expires: 10-1-2027