

COMMONWEALTH OF MASSACHUSETTS  
BARNSTABLE COUNTY REGISTRY OF DEEDS  
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**JOHN F. MEADE, REGISTER OF DEEDS**

**REPORT OF BARNSTABLE COUNTY REAL ESTATE ACTIVITY**

**FOR THE MONTH OF DECEMBER 2013**

**VOLUME & VALUE DROP!**

Barnstable County Register of Deeds, John F. Meade, reports that the **volume of real estate sales in December 2013 was down 26.9% from December 2012** volume and the **total value of sales was down 46.4%** from the previous year. The **median individual property sale value was down 10.2%** from the previous year. **There was a 48.7% decrease in the volume of mortgage activity from December 2012 levels.**

**Year to Date: Volume of Sales is down 4.5%; Total Value of Sales is down 5.7%; Individual Sales Value is up 5%; Mortgage Volume is down 17.5%.**

Register Meade reports that there were **523** deeds recorded at the Barnstable Registry of Deeds in **December 2013** with stated sales values above \$50,000.00 representing a stated value of **\$230,348,880.00** in county-wide real estate sales. Based on all property sales valued above \$50,000.00, the **median** sale price of property in Barnstable County in **December** was **\$300,000.00**.

There were **967** mortgages recorded with values above \$50,000.00 in **December** with a total value of **\$370,380,179.00**. The **median** mortgage amount, commercial, residential or other, was **\$236,000.00**.

By way of comparison, there were **715** deeds recorded at the Barnstable Registry of Deeds in **December 2012** with stated sales values above \$50,000.00 representing a stated value of **\$429,576,008.00** in county-wide real estate sales. Based on all property sales valued above \$50,000.00, the **median** sale price of property in Barnstable County in **December** was **\$334,000.00**.

There were **1,884** mortgages recorded with values above \$50,000.00 in **December** with a total value of **\$634,028,900.00**. The **median** mortgage amount, commercial, residential or other, was **\$240,000.00**.

**REAL ESTATE ACTIVITY THROUGH DECEMBER 2013  
AS COMPARED TO THE SAME PERIOD IN 2012.**

All figures are based on sales or mortgages **ABOVE \$50,000.00.**

2013 sales volume: **6,660**

2012 sales volume: **6,977**

2013 total sales value: **\$2,939,337,043.00**

2012 total sales value: **\$3,118,098,649.00**

2013 **median** sales price: **\$315,000.00**

2012 **median** sales price: **\$300,000.00**

2013 mortgage volume: **15,989**

2012 mortgage volume: **19,381**

2013 total mortgage value: **\$4,908,086,238.00**

2012 total mortgage value: **\$6,143,202,509.00**

2013 **median** mortgage amount: **\$227,130.00**

2012 **median** mortgage amount: **\$231,260.00**

**TRAILING TWELVE MONTHS MEDIAN SALES VALUE:  
(Sales values above \$50,000.00)**

<b>M/Y</b>	<b>Value</b>	<b>% Differential/prior month</b>
<b>Dec</b>	<b>2012: \$334,000.00</b>	<b>+6.0%</b>
<b>Jan</b>	<b>2013: \$280,000.00</b>	<b>-16.2 %</b>
<b>Feb</b>	<b>2013: \$300,000.00</b>	<b>+7.1 %</b>
<b>Mar</b>	<b>2013: \$305,000.00</b>	<b>+1.7%</b>
<b>Apr</b>	<b>2013: \$290,000.00</b>	<b>-4.9%</b>
<b>May</b>	<b>2013: \$320,000.00</b>	<b>+10.3%</b>
<b>June</b>	<b>2013: \$320,000.00</b>	<b>0.0%</b>
<b>July</b>	<b>2013: \$325,000.00</b>	<b>+1.6%</b>
<b>Aug</b>	<b>2013: \$318,000.00</b>	<b>-2.2%</b>
<b>Sep</b>	<b>2013: \$330,426.00</b>	<b>+3.9%</b>
<b>Oct</b>	<b>2013: \$320,950.00</b>	<b>-2.9%</b>
<b>Nov</b>	<b>2013: \$317,250.00</b>	<b>-1.1%</b>
<b>Dec</b>	<b>2013: \$300,000.00</b>	<b>-5.4%</b>

**FORECLOSURE DEEDS**

	<b>MONTH</b>	<b>YTD</b>
<b>2013</b>	<b>10</b>	<b>171</b>
<b>2012</b>	<b>15</b>	<b>392</b>
<b>Chg.</b>	<b>-33.3%</b>	<b>-56.4%</b>