

COMMONWEALTH OF MASSACHUSETTS  
BARNSTABLE COUNTY REGISTRY OF DEEDS  
P.O. BOX 368  
BARNSTABLE, MASSACHUSETTS 02630  
Telephone 508-362-7733  
Fax 508-362-1917

John F. Meade  
Register

David B. Murphy  
Assistant Register  
Kathleen Grenier  
Executive Administrative Assistant

**JOHN F. MEADE, REGISTER OF DEEDS**

**REPORT OF BARNSTABLE COUNTY REAL ESTATE ACTIVITY**

**FOR THE MONTH OF JULY 2013**

**VOLUME & VALUE RISE!**

Barnstable County Register of Deeds, John F. Meade, reports that the **volume of real estate sales in July 2013 was up 4.1% from July 2012** volume and the **total value of sales was up 10.6%** from the previous year. The **median individual property sale value was up 14.4%** from the previous year. **There was a 10.6% decrease in the volume of mortgage activity from July 2012 levels.**

**Year to Date: Volume of Sales is down 3.9%; Total Value of Sales is up 1.2%; Individual Sales Value is up 5.4%; Mortgage Volume is down -0.1%.**

Register Meade reports that there were **630** deeds recorded at the Barnstable Registry of Deeds in **July 2013** with stated sales values above \$50,000.00 representing a stated value of **\$286,964,969.00** 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 **July** was **\$325,000.00**.

There were **1,434** mortgages recorded with values above \$50,000.00 in **July** with a total value of **\$456,021,095.00**. The **median** mortgage amount, commercial, residential or other, was **\$232,000.00**.

By way of comparison, there were **605** deeds recorded at the Barnstable Registry of Deeds in **July 2012** with stated sales values above \$50,000.00 representing a stated value of **\$259,374,719.00** 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 **July** was **\$284,000.00**.

There were **1,604** mortgages recorded with values above \$50,000.00 in **July** with a total value of **\$448,358,950.00**. The **median** mortgage amount, commercial, residential or other, was **\$222,300.00**.

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

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

2013 sales volume: **3,715**

2012 sales volume: **3,865**

2013 total sales value: **\$1,643,496,173.00**

2012 total sales value: **\$1,623,834,281.00**

2013 **median** sales price: **\$311,000.00**

2012 **median** sales price: **\$295,000.00**

2013 mortgage volume: **10,701**

2012 mortgage volume: **10,714**

2013 total mortgage value: **\$3,165,826,404.00**

2012 total mortgage value: **\$3,368,168,024.00**

2013 **median** mortgage amount: **\$228,000.00**

2012 **median** mortgage amount: **\$227,435.00**

**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>July</b>	<b>2012: \$284,000.00</b>	<b>-8.4%</b>
<b>Aug</b>	<b>2012: \$290,034.00</b>	<b>+2.1%</b>
<b>Sep</b>	<b>2012: \$300,000.00</b>	<b>+3.4%</b>
<b>Oct</b>	<b>2012: \$300,000.00</b>	<b>0.0%</b>
<b>Nov</b>	<b>2012: \$315,000.00</b>	<b>+5.0%</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>

**FORECLOSURE DEEDS**

	<b>MONTH</b>	<b>YTD</b>
<b>2013</b>	<b>10</b>	<b>101</b>
<b>2012</b>	<b>43</b>	<b>267</b>
<b>Chg.</b>	<b>-77%</b>	<b>-62.2%</b>