

# PLYMOUTH COUNTY REGISTRY OF DEEDS

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JOHN R. BUCKLEY, JR., REGISTER OF DEEDS  
PLYMOUTH COUNTY REAL ESTATE ACTIVITY FOR AUGUST 2022

## SLOW TRENDS IN REAL ESTATE CONTINUE

In August, Plymouth County recorded the second fewest number of mortgages since April, 2019, reported Register of Deeds John R. Buckley, Jr. The Registry of Deeds recorded 1,617 mortgages in August, besting only the 1,578 mortgages recorded last month in July. The August recordings brings the 2022 total to 14,515. At this time last year the Registry had recorded 25,760 mortgages. "This represents a 44% decrease in mortgage recordings, reflecting the increase in interest rates and the likely fact that most homeowners have previously taken advantage of the lower interest rates," said Register Buckley.

The total amount of all the sales recorded thus far this year in Plymouth County is \$3,684,701,876. The total sales value for this time last year was 3% higher, \$3,793,787,513. "Given that the average sales price for each home sold increased by 12%, from a 2021 average sales price of \$543,912, to a current average sales price of \$607,435, the drop in total value clearly reflects the reduced volume in sales," noted Register Buckley. 2022 Plymouth County sales through August totaled 6,066, compared to 6,975 sales through this time last year, a 13% decline.

Plymouth County foreclosure activity continues to climb. Mr. Buckley reported 46 notices to foreclose were recorded in August, 2022. The notice to foreclose is the first step that lenders must take before foreclosing on a property. The 46 notices recorded last month represent the highest number of notices to foreclose recorded in a month in Plymouth County since pre-Covid and the mortgage foreclosure moratorium. Through the first eight months of 2022, Plymouth County has recorded 291 notices to foreclose, compared to 108 notices to foreclose recorded through this time last year. This represents a 169% increase in recordings and can only be concerning news for many Plymouth County residents.

Thus far this year Plymouth County has recorded 64 foreclosure deeds. This represents a 52% increase over the 42 deed foreclosures recorded last year at this time. Given the continued climb in the recordings of notices to foreclose, it is likely that foreclosures will also continue to increase.

As part of our ongoing effort to share with the public some of America's oldest records, and recognizing the limitations in place due to the coronavirus, we are attaching a copy of a law of Plymouth Colony that addressed an interesting problem of the time. In September, 1642, the colonial government ordered "... that all Townes ... shall make woolf traps and bayte them and looke unto them dayly .... the number that eich Towne is to make is as followeth. Plymouth fiue Duxborrow fiue Scittuate foure Sandwich three Taunton two Barnestable three Yarmouth three & Marshfeild two." Plymouth Colony Records; Laws, Part I, p. 61. When conditions permit we will resume our monthly display of these wonderful and historic documents in the Plymouth Colony Records Reading Room here at the Plymouth County Registry of Deeds.

If you would like to receive a copy of our monthly report by e-mail, please contact Assistant Register of Deeds Timothy H. White at [white@plymouthdeeds.org](mailto:white@plymouthdeeds.org).

REAL ESTATE ACTIVITY THROUGH AUGUST 2022  
COMPARED TO THE SAME PERIOD IN 2021

All figures are based on sales or mortgages between \$25,000.00 and \$3,000,000.

2022 sales volume: 6,066  
2021 sales volume: 6,975  
(13% decrease)

2022 total sales value: \$3,684,701,876  
2021 total sales value: \$3,793,787,513  
(3% decrease)

2022 average sales price: \$607,435  
2021 average sales price: \$543,912  
(12% increase)

2022 mortgage volume: 14,515  
2021 mortgage volume: 25,760  
(44% decrease)

2022 average mortgage amount: \$350,847  
2021 average mortgage amount: \$344,098  
(2% increase)

2022 foreclosure deeds: 64  
2021 foreclosure deeds: 42  
(52% increase)

2022 foreclosure notices: 291  
2021 foreclosure notices: 108  
(169% increase)

# Foreclosures and Orders of Notice August 2022

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<b>Town</b>	<b>Foreclosure Deeds</b>	<b>Orders of Notice</b>
ABINGTON	1	3
BRIDGEWATER	0	2
BROCKTON	2	9
CARVER	0	2
DUXBURY	0	0
EAST BRIDGEWATER	0	2
HALIFAX	0	1
HANOVER	0	1
HANSON	0	2
HINGHAM	0	0
HULL	0	2
KINGSTON	0	1
LAKEVILLE	0	0
MARION	0	1
MARSHFIELD	1	1
MATTAPOISETT	0	0
MIDDLEBORO	1	1
NORWELL	0	0
PEMBROKE	0	0
PLYMOUTH	2	10
PLYMPTON	0	0
ROCHESTER	1	0
ROCKLAND	0	2
SCITUATE	0	2
WAREHAM	0	3
WEST BRIDGEWATER	1	0
WHITMAN	0	1

**Deeds and Unit Deeds Including Those Under \$100  
January through August 2022**

	<b>Jan</b>	<b>Feb</b>	<b>Mar</b>	<b>Apr</b>	<b>May</b>	<b>Jun</b>	<b>Jul</b>	<b>Aug</b>	<b>Total</b>
<b>ABINGTON</b>	30	35	53	31	40	45	31	31	<b>296</b>
<b>BRIDGEWATER</b>	55	34	66	49	42	52	56	63	<b>417</b>
<b>BROCKTON</b>	156	146	193	187	160	182	162	160	<b>1,346</b>
<b>CARVER</b>	18	23	34	21	27	28	23	23	<b>197</b>
<b>DUXBURY</b>	37	35	36	44	48	47	47	58	<b>352</b>
<b>EAST BRIDGEWATER</b>	20	29	37	30	28	35	49	41	<b>269</b>
<b>HALIFAX</b>	12	13	15	22	22	28	22	21	<b>155</b>
<b>HANOVER</b>	29	16	24	39	29	35	47	40	<b>259</b>
<b>HANSON</b>	29	19	25	19	31	35	24	28	<b>210</b>
<b>HINGHAM</b>	52	46	68	57	73	65	53	63	<b>477</b>
<b>HULL</b>	34	33	40	42	55	37	55	32	<b>328</b>
<b>KINGSTON</b>	41	33	36	21	37	39	30	46	<b>283</b>
<b>LAKEVILLE</b>	27	32	28	37	34	47	37	55	<b>297</b>
<b>MARION</b>	26	17	18	21	15	25	14	13	<b>149</b>
<b>MARSHFIELD</b>	66	54	66	54	61	97	72	85	<b>555</b>
<b>MATTAPOISETT</b>	32	28	30	21	21	31	25	26	<b>214</b>
<b>MIDDLEBORO</b>	59	45	78	74	59	70	58	77	<b>520</b>
<b>NORWELL</b>	29	27	29	33	37	43	41	26	<b>265</b>
<b>PEMBROKE</b>	46	35	44	42	41	42	37	55	<b>342</b>
<b>PLYMOUTH</b>	214	198	272	219	253	237	179	235	<b>1,807</b>
<b>PLYMPTON</b>	6	5	8	7	8	4	16	4	<b>58</b>
<b>ROCHESTER</b>	13	13	19	17	22	22	17	20	<b>143</b>
<b>ROCKLAND</b>	24	33	24	33	34	52	34	29	<b>263</b>
<b>SCITUATE</b>	70	31	69	50	84	72	74	77	<b>527</b>
<b>WAREHAM</b>	78	70	85	86	84	93	83	95	<b>674</b>
<b>WEST BRIDGEWATER</b>	14	25	19	15	15	26	17	26	<b>157</b>
<b>WHITMAN</b>	37	24	33	36	22	31	33	43	<b>259</b>
<b>TOTAL</b>	<b>1,254</b>	<b>1,099</b>	<b>1,449</b>	<b>1,307</b>	<b>1,382</b>	<b>1,520</b>	<b>1,336</b>	<b>1,472</b>	<b>10,819</b>