

PLYMOUTH COUNTY REGISTRY OF DEEDS

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PLYMOUTH COUNTY REAL ESTATE ACTIVITY FOR DECEMBER 2021

ANOTHER GOOD YEAR FOR REAL ESTATE MARKET

“Plymouth County recorded more documents in 2021, than any year since 2005,” reports Register John R. Buckley, Jr. Plymouth County recorded 164,582 documents, a 10.63% increase over the 148,766 documents recorded in 2020. “Given the Covid19 environment we live in only makes this accomplishment that more remarkable,” added Register Buckley. Of the documents recorded this year, 10,824 were deeds, compared to 10,694 deeds recorded in 2020, a one percent increase.

Recordings did slow in the second half of 2021 compared to 2020. “Although our overall year-end numbers were very strong, Plymouth County recorded fewer deeds and mortgages each month since last August compared to 2020,” noted Register Buckley. For example, in December, 2021, Plymouth County recorded 991 deeds and 2,714 mortgages. In 2020, Plymouth County recorded 1,157 deeds and 3,517 mortgages.

Property values jumped in 2021, with an increase in the average sale price from \$490,653 for 2020, to \$549,678 for 2021. “The 12% increase in the average price and the similar volume translated into roughly \$800 million in additional commerce for Plymouth County,” Buckley explained. In 2020, the Registry of Deeds recorded roughly \$5.2 billion in sales and this year there was almost \$6 billion in sales.

The Registry of Deeds recorded 37,213 mortgages in 2021, compared to 34,094 mortgages recorded in 2020. “Interest rates have remained low, which contributed to the 9% increase in the number of mortgages we saw in 2020,” added Register Buckley.

The number of foreclosure deeds recorded in 2021, was significantly less than the number of foreclosure deeds recorded in 2020, in large part due to the federal and state moratoriums on foreclosures. 75 foreclosures were recorded this year while 163 foreclosures were recorded in 2020. There were 221 notices to foreclose, the first step in the foreclosure process recorded in 2021, compared to 250 foreclosure notices recorded in 2020. This represents a 12% decrease. With the end of the moratorium foreclosures notices appear to be on the rise.

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 17th century law that remained part of our judicial code until recently when “blue laws” were phased out. The law specifically addressed the “young psons” who were drinking on “the Lords dais” in “theire houses.” It is enacted ... that “noe ordinary keeper ... shall

draw any wine or liquor on the Lords day except in case of nessesitie for the releife of those that are sicke (medicinal purposes only) ... on the penaltie of paying a fine of ten shillings for eury default.” Laws, Part II, p. 82, 1662.

When conditions permit we will resume our monthly display of these wonderful and historic documents in the Plymouth Colony Records Reading Room located at the Plymouth office of the Registry of Deeds. In the meantime, please enjoy the attached records and stay safe and healthy. Call Lorna Green-Baker at (508) 830-9290 for further information. If you would like to receive the monthly report by e-mail, please contact Assistant Register of Deeds Timothy H. White at white@plymouthdeeds.org.

Finally, Register Buckley recognizes the outstanding service of the Registry staff in 2021, especially during the strange times. “I would like to recognize and commend the hard work and the dedication to customer service that our staff provides on a daily basis,” said Register Buckley.

REAL ESTATE ACTIVITY FOR CALENDAR YEAR 2021 COMPARED TO THE SAME PERIOD IN 2020

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

2021 sales volume: 10,824
2020 sales volume: 10,694
(1% increase)

2021 total sales value: \$5,949,714,724
2020 total sales value: \$5,247,046,890
(13% increase)

2021 average sales price: \$549,678
2020 average sales price: \$490,653
(12% increase)

2021 mortgage volume: 37,213
2020 mortgage volume: 34,094
(9% increase)

2021 average mortgage amount: \$347,458
2020 average mortgage amount: \$339,037
(2% increase)

2021 foreclosure deeds: 75
2020 foreclosure deeds: 163
(54% decrease)

2021 foreclosure notices: 221
2020 foreclosure notices: 250
(12% decrease)

2021 documents recorded: 164,582
2020 documents recorded: 148,766
(10.63% increase)

Foreclosures and Orders of Notice December 2021

Town	Foreclosure Deeds	Orders of Notice
ABINGTON	1	0
BRIDGEWATER	0	0
BROCKTON	2	5
CARVER	0	1
DUXBURY	0	0
EAST BRIDGEWATER	1	2
HALIFAX	1	0
HANOVER	0	0
HANSON	0	0
HINGHAM	0	0
HULL	1	0
KINGSTON	0	0
LAKEVILLE	1	1
MARION	0	0
MARSHFIELD	0	0
MATTAPOISETT	0	0
MIDDLEBORO	0	0
NORWELL	0	0
PEMBROKE	1	1
PLYMOUTH	1	0
PLYMPTON	0	0
ROCHESTER	0	0
ROCKLAND	0	1
SCITUATE	0	1
WAREHAM	3	5
WEST BRIDGEWATER	0	1
WHITMAN	0	0

Whereas Complaint is made of some ordinary Prayers
 this Jurisdiction that they doe also resort to stay on the
^{lawes} drinking in their houses in the afternoon of times betwixt
 exercised especially young persons and stay at stand not
 thereof It is enacted by the Court and the authorities
 that no ordinary Prayer in this Courtment shall
 any wine or liquor on the Lord's Day for any ex-
 case of necessity for the reliefe of those that are
 or faint or the like for their refreshing, on the
 of paying a fine of ten Shillings for every default
 It is ordered by the Court that the Court shall be
 shalbed one year at Inghurrow and another year
 all year more, that is to say every other year
 future all one of these townes, only this year
 for speciall cause it is ordered to be at Inghurrow
 on the third Wednesday in September next,