

2022
Substitute Form 1099-S
Proceeds from Real Estate Transactions

FILER'S Name, Address and Telephone No.	TRANSFEROR'S Name and Address
OS National LLC 3097 Satellite Blvd., Suite 400 Duluth, GA 30096 Telephone: (770) 497-9100	Dipti Minunath Nagare 2820 Paddle Point Ln. Cumming, GA 30041
FILER'S federal identification number 45-3302686	TRANSFEROR'S identification number 67-3739463

Transaction Information	
Date of Closing	July 14, 2022
Gross Proceeds	\$472,400.00
Allocation of Gross Proceeds	
Buyer's part of real estate tax	
Address or legal description	2820 Strand Circle, Oviedo, FL 32765
Transferor received or will receive property or services as part of the consideration	False
Account or escrow number (see instructions)	472201

- This is important tax information and is being furnished to the Internal Revenue Service. If you are required to file a return, a negligence penalty or other sanction may be imposed on you if this item is required to be reported and the IRS determines that it has not been reported.
- You are required by law to provide the Settlement Agent with your correct Tax Payer Identification Number. If you do not provide the Settlement Agent with your correct Tax Payer Identification Number, you may be subject to civil or criminal penalties imposed by law.
- Under penalties of perjury, I certify that the number shown above on this statement is my correct Tax Payer Identification Number. I acknowledge receipt of a copy of this statement.



 Dipti Minunath Nagare

Instructions for Transferor

For sales or exchanges of certain real estate, the person responsible for closing a real estate transaction must report the real estate proceeds to the Internal Revenue Service and must furnish this statement to you. To determine if you have to report the sale or exchange of your main home on your tax return, see the instructions for Schedule D (Form 1040). If the real estate was not your main home, report the transaction on Form 4797, Form 6252, and/or Schedule D (Form 1040). If you received or will receive like-kind property, you must file Form 8624.

Federal mortgage subsidy. You may have to recapture (pay back) all or part of a federal mortgage subsidy if **all** the following apply.

- You received a loan provided from the proceeds of a qualified mortgage bond or you received a mortgage credit certificate.
- Your original mortgage loan was provided after 1990.
- You sold or disposed of your home at a gain during the first 9 years after you received the federal mortgage subsidy.
- Your income for the year you sold or disposed of your home was over a specified amount.

This will increase your tax. See Form 8828 and Pub. 523.

Account number. May show an account or other unique number the filer assigned to distinguish your account.