

## Form 144 Filer Information

UNITED STATES  
SECURITIES AND EXCHANGE COMMISSION  
Washington, D.C. 20549

FORM 144

## Form 144

NOTICE OF PROPOSED SALE OF SECURITIES  
PURSUANT TO RULE 144 UNDER THE SECURITIES ACT OF 1933

## 144: Filer Information

Filer CIK

0001841163

Filer CCC

XXXXXXXX

Is this a LIVE or TEST Filing?

☒ LIVE ☐ TEST

## Submission Contact Information

Name

Phone

E-Mail Address

## 144: Issuer Information

Name of Issuer

Dream Finders Homes, Inc.

SEC File Number

001-39916

Address of Issuer

14701 PHILIPS HIGHWAY  
SUITE 300  
JACKSONVILLE  
FLORIDA  
32256

Phone

904.505.4242

Name of Person for Whose Account the  
Securities are To Be Sold

Zalupski Patrick O.

See the definition of "person" in paragraph (a) of Rule 144. Information is to be given not only as to the person for whose account the securities are to be sold but also as to all other persons included in that definition. In addition, information shall be given as to sales by all persons whose sales are required by paragraph (e) of Rule 144 to be aggregated with sales for the account of the person filing this notice.

Relationship to Issuer

Officer

Relationship to Issuer

Director

Relationship to Issuer

10% Stockholder

## 144: Securities Information

Title of the Class of Securities To Be Sold

Class A Common Stock, par value \$0.01 per share

Name and Address of the Broker

BofA Securities, Inc.  
One Bryant Park  
8th Floor  
New York  
NY  
10036Number of Shares or Other Units To Be  
Sold

1000000

Aggregate Market Value

22060000.00

Number of Shares or Other Units  
Outstanding

35827866

Approximate Date of Sale	06/05/2025
Name the Securities Exchange	NYSE

Furnish the following information with respect to the acquisition of the securities to be sold and with respect to the payment of all or any part of the purchase price or other consideration therefor:

## 144: Securities To Be Sold

Title of the Class	Class A Common Stock, par value \$0.01 per share	
Date you Acquired	01/21/2021	
Nature of Acquisition Transaction	Acquired shares of class B stock from the issuer in a private placement. The pledged shares of class B stock can be converted to shares of class A stock in connection with any delivery outlined in remarks	
Name of Person from Whom Acquired	Issuer	
Is this a Gift?	<input type="checkbox"/> Date Donor Acquired	
Amount of Securities Acquired	59629995	
Date of Payment	01/21/2021	
Nature of Payment	Services	

If the securities were purchased and full payment therefor was not made in cash at the time of purchase, explain in the table or in a note thereto the nature of the consideration given. If the consideration consisted of any note or other obligation, or if payment was made in installments describe the arrangement and state when the note or other obligation was discharged in full or the last installment paid.

Furnish the following information as to all securities of the issuer sold during the past 3 months by the person for whose account the securities are to be sold.

## 144: Securities Sold During The Past 3 Months

Name and Address of Seller	Patrick Zalupski 14701 Philips Highway Suite 300 Jacksonville FL 32256
Title of Securities Sold	Class A Common Shares
Date of Sale	03/10/2025
Amount of Securities Sold	23015
Gross Proceeds	605064.35

## 144: Securities Sold During The Past 3 Months

Name and Address of Seller	Patrick Zalupski 14701 Philips Highway Suite 300 Jacksonville FL 32256
Title of Securities Sold	Class A Common Shares
Date of Sale	03/11/2025
Amount of Securities Sold	17700
Gross Proceeds	461262.00

## 144: Securities Sold During The Past 3 Months

Name and Address of Seller	Patrick Zalupski 14701 Philips Highway Suite 300 Jacksonville FL 32256
Title of Securities Sold	Class A Common Shares
Date of Sale	03/11/2025
Amount of Securities Sold	103
Gross Proceeds	2741.86

## 144: Remarks and Signature

Remarks	In accordance with the procedures described in the Commissions interpretive letter to Goldman, Sachs & Co. dated December 20, 1999 and the Commissions interpretive letter to Bank of America, N.A., Merrill Lynch, Pierce, Fenner & Smith Inc., dated December 1, 2011, on the date hereof Patrick Zalupski (Seller) entered into a variable forward sale contract (Contract) with Bank of America, N.A., secured by shares of Class B Common Stock, which are convertible at any time into shares of Class A Common Stock on a share-for-share basis. The Contract provides for an up-front cash payment based on a percentage of the then-current stock price, subject to final settlement. At maturity, Seller will deliver up to the number of shares underlying the Contract (or instead will make a cash settlement) determined based on the price of the Class A Common Stock at settlement relative to an agreed forward floor price and forward cap price.
Date of Notice	06/05/2025

### ATTENTION:

The person for whose account the securities to which this notice relates are to be sold hereby represents by signing this notice that he does not know any material adverse information in regard to the current and prospective operations of the Issuer of the securities to be sold which has not been publicly disclosed. If such person has adopted a written trading plan or given trading instructions to satisfy Rule 10b5-1 under the Exchange Act, by signing the form and indicating the date that the plan was adopted or the instruction given, that person makes such representation as of the plan adoption or instruction date.

Signature	/s/ Patrick O. Zalupski
-----------	-------------------------

**ATTENTION: Intentional misstatements or omission of facts constitute Federal Criminal Violations (See 18 U.S.C. 1001)**