

1 **Evaluation of a scalable approach to generate cell-type specific  
2 transcriptomic profiles of mesenchymal lineage cells**  
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39 **Abstract**

40 Genome-wide association studies (GWASs) have revolutionized our understanding of the  
41 genetics of complex diseases, such as osteoporosis; however, the challenge has been  
42 converting associations to causal genes. Studies have demonstrated the utility of  
43 transcriptomics data in linking disease-associated variants to genes; though for osteoporosis,  
44 few population transcriptomics datasets have been generated on bone or bone cells, and an  
45 even smaller number have profiled individual cell-types. To begin to evaluate approaches to  
46 address this challenge, we profiled the transcriptomes of bone marrow-derived stromal cells  
47 (BMSCs) cultured under osteogenic conditions, a popular model of osteoblast differentiation and  
48 activity, from five Diversity Outbred (DO) mice using single-cell RNA-seq (scRNA-seq). The goal  
49 of the study was to determine if BMSCs could serve as a model for the generation of cell-type  
50 specific transcriptomic profiles of mesenchymal lineage cells derived from large populations of  
51 mice to inform genetic studies. We demonstrate that dissociation of BMSCs from a heavily  
52 mineralized matrix had little effect on viability or their transcriptomic signatures. Furthermore, we  
53 show that BMSCs cultured under osteogenic conditions are diverse and consist of cells with  
54 characteristics of mesenchymal progenitors, marrow adipogenic lineage precursors (MALPs),  
55 osteoblasts, osteocyte-like cells, and immune cells. Importantly, all cells were nearly identical  
56 from a transcriptomic perspective to cells isolated directly from bone. We also demonstrated the  
57 ability to multiplex single cells and subsequently assign cells to their “mouse-of-origin” using  
58 demultiplexing approaches based on genotypes inferred from coding SNPs. We employed  
59 scRNA-seq analytical tools to confirm the biological identity of profiled cell-types. SCENIC was  
60 used to reconstruct gene regulatory networks (GRNs) and we showed that identified cell-types  
61 show GRNs expected of osteogenic and pre-adipogenic lineage cells. Further, CELLECT  
62 analysis showed that osteoblasts, osteocyte-like cells, and MALPs captured a significant  
63 component of BMD heritability. Together, these data suggest that BMSCs cultured under  
64 osteogenic conditions coupled with scRNA-seq can be used as a scalable and biologically

65 informative model to generate cell-type specific transcriptomic profiles of mesenchymal lineage  
66 cells in large mouse, and potentially human, populations.

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86 **Introduction**

87 Osteoporosis is a disease characterized by low bone mineral density (BMD) and an  
88 increased risk of fracture<sup>1</sup>. Osteoporosis-related quantitative traits, such as BMD, are highly  
89 heritable<sup>2</sup> and genome-wide association studies (GWASs) for BMD have identified over 1,100  
90 independent associations<sup>3</sup>. The goal of BMD GWAS is to identify the responsible causal  
91 genes<sup>4,5</sup>. However, this is often difficult due to challenges, such as linkage disequilibrium  
92 between potentially causal variants<sup>5</sup> and the observation that most associations implicate non-  
93 coding variation<sup>6</sup>. The generation of transcriptomics data and use of systems genetics  
94 approaches to interpret GWAS can address these limitations by assisting in prioritizing  
95 putatively-causal genes for further investigation<sup>7,8</sup>.

96 The utility of transcriptomic data to inform BMD GWAS has been demonstrated through  
97 studies using approaches such as expression quantitative trait locus (eQTL) mapping and  
98 colocalization<sup>9–11</sup>, transcriptome-wide association studies (TWASs)<sup>12,13</sup>, and reconstruction of  
99 transcriptomic networks (e.g., gene-regulatory and co-expression networks)<sup>14–16</sup>. These studies  
100 have utilized bone, non-bone (e.g., the Gene Tissue Expression (GTEx) project)<sup>17</sup>, and mouse  
101 bone transcriptomic data. However, all of the transcriptomic data used to inform BMD GWAS to  
102 date has been generated using bulk RNA-seq. These samples are a mixture of data derived  
103 from all cells associated with a particular microenvironment and downstream data analysis is  
104 often constrained by the inability to definitively attribute transcriptomic signatures to a single  
105 cell-type<sup>18</sup>. Further, signals from potentially rare cell-types can be masked by the presence of  
106 more abundant cell populations<sup>19</sup>. As a result, there is currently a need to generate population-  
107 scale (i.e., hundreds of samples) cell-type specific expression data on cells directly relevant to  
108 bone to aid in the identification of causal BMD GWAS genes.

109 In recent years, single-cell RNA-seq (scRNA-seq) has enabled the efficient generation of  
110 high-quality transcriptomes in individual cells<sup>20</sup>. ScRNA-seq can remedy the aforementioned

111 challenges posed with bulk RNA-seq by enabling the generation of single-cell transcriptomic  
112 profiles from heterogeneous tissues or primary cell cultures. scRNA-seq has provided  
113 significant insight into the landscape of bone cell-types<sup>21-25</sup>. However, we still lack cost-effective  
114 approaches capable of generating scRNA-seq data at scale for key bone cell-types.

115 Here, we explored the use of bone-marrow derived stromal cells (BMSCs) cultured  
116 under osteogenic conditions (BMSC-OBs), a popular *in vitro* model of osteoblast differentiation,  
117 to address the above limitations by generating scRNA-seq data on cells of the mesenchymal  
118 lineage. We sought to explore technical challenges, cellular heterogeneity, and compare  
119 cultured cells to the same cells isolated directly from bone. We show that this approach not only  
120 enriches for osteogenic cells, but is a scalable approach capable of generating biologically  
121 informative cell-type specific transcriptomic profiles relevant to BMD GWAS. Our results suggest  
122 that scRNA-seq of BMSC-OBs has the potential to enable the large-scale generation of cell-type  
123 specific transcriptomic data on mesenchymal lineage cells that can be used to inform genetic  
124 studies in mice and potentially humans.

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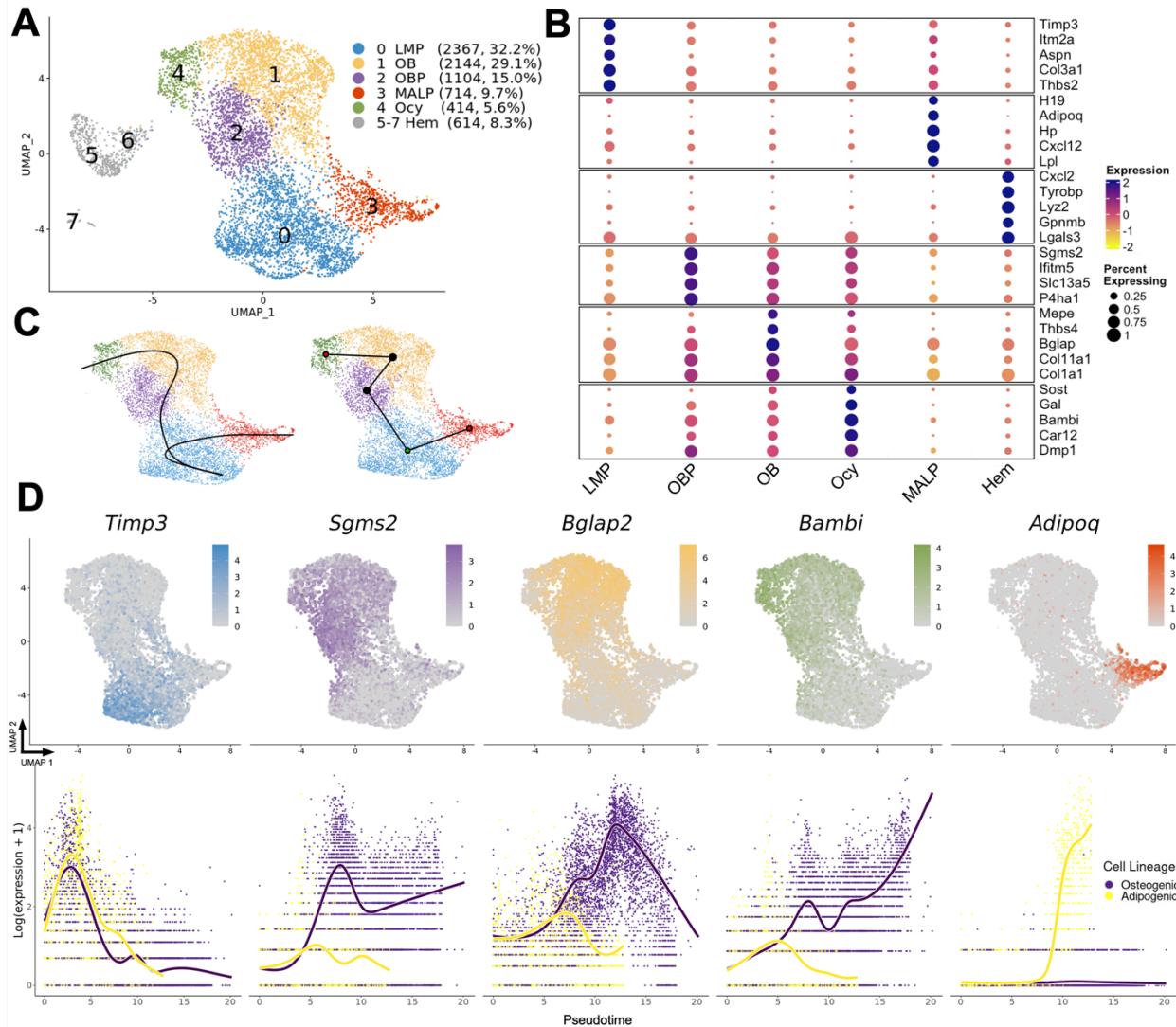
## 126 **Results**

127 **BMSC cultures grown under osteogenic differentiation conditions are heterogenous:**  
128 We isolated BMSCs from five Diversity Outbred (DO) mice (N=4 males and N=1 female). The  
129 DO is a genetically diverse outbred population derived from eight inbred laboratory strains<sup>26</sup>. We  
130 have previously used the DO to perform GWAS for bone strength traits<sup>16</sup>. BMSCs were cultured  
131 under osteogenic conditions for 10 days and demonstrated mineralized nodules as previously  
132 shown in<sup>16</sup>. After differentiation, cells were liberated from mineralized cultures and profiled  
133 using scRNA-seq. After stringent pre-processing and quality control of the data (**Methods**),  
134 17,457 genes were identified in 7357 cells across all five mice. Unsupervised clustering  
135 identified eight distinct cell clusters ranging in size from 46 to 2367 cells (**Figure 1A**).

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137 We manually annotated the cell-type identity of each cluster using the “FindAllMarkers”  
138 function in Seurat<sup>27</sup> to highlight differentially expressed genes (DEGs) for each cluster relative to  
139 all other clusters (**Supplemental Data 1**). As a framework, we used the nomenclature of Zhong  
140 et al. (2020) who labeled, isolated, and sequenced single cells from bone marrow using *Col2-*  
141 *Cre Rosa26 < Isl-tdTomato >* reporter mice<sup>23</sup>. In these mice, tdTomato (Td) labels cells spanning  
142 the mesenchymal lineage. From Td+ cells, three types of mesenchymal progenitors were  
143 identified: early (EMPs), intermediate (IMPs), and late (LMPs). None of the BMSC-OB clusters  
144 reported here had signatures of EMPs or IMPs (**Figure 1A**); however, cluster 0 (32.2% of the  
145 cells) had high expression of marker genes associated with LMPs, such as *Aspn*, *Timp3*, *Thbs2*,  
146 and *Itm2a* (**Figure 1A, 1B**). Clusters 1, 2, and 4, (49.7% of the cells) all had signatures of cells  
147 in the osteoblast lineage. Mature osteoblasts (Cluster 1) exhibited expression of *Bglap* and  
148 *Mepe*, while Cluster 4 had a transcriptomic signature of osteocyte-like cells with high expression  
149 of *Bambi* and *Sost* (**Figure 1A, 1B**). Cells in Cluster 2 resembled an osteoblast progenitor  
150 (OBP) population differentiating into mature osteoblasts and expressed genes such as *Sgms2*,  
151 *Ifitm5*, and *P4ha1* (**Figure 1A, 1B**). Marrow adipogenic lineage precursors (MALPs), identified  
152 as a novel component of bone marrow in Zhong et al. (2020) were represented in Cluster 3  
153 (accounting for 9.7% of the cells) and expressed known MALP markers (*Cxcl12*, *Adipoq*, *H19*,  
154 *Hp*, *Lpl*) (**Figure 1A, 1B**). Cluster 5, 6, and 7 (8.3% of the cells) were cells not associated with  
155 the mesenchymal cell lineage and have transcriptomic signatures of immune cells derived from  
156 the hematopoietic cell lineage (**Figure 1A, 1B**). Trajectory analysis (cell lineage and pseudotime  
157 inference) using Slingshot<sup>28</sup> on the mesenchymal lineages revealed the expected bifurcating  
158 lineage relationship in which LMPs give rise to MALPs and osteoblast progenitors/osteoblasts,  
159 independently, with osteocyte-like cells downstream of osteoblasts (**Figure 1C**). The expression

160 of marker genes representative of all cell-types as a function of pseudotime were consistent with  
 161 cell-type annotations (Figure 1D).



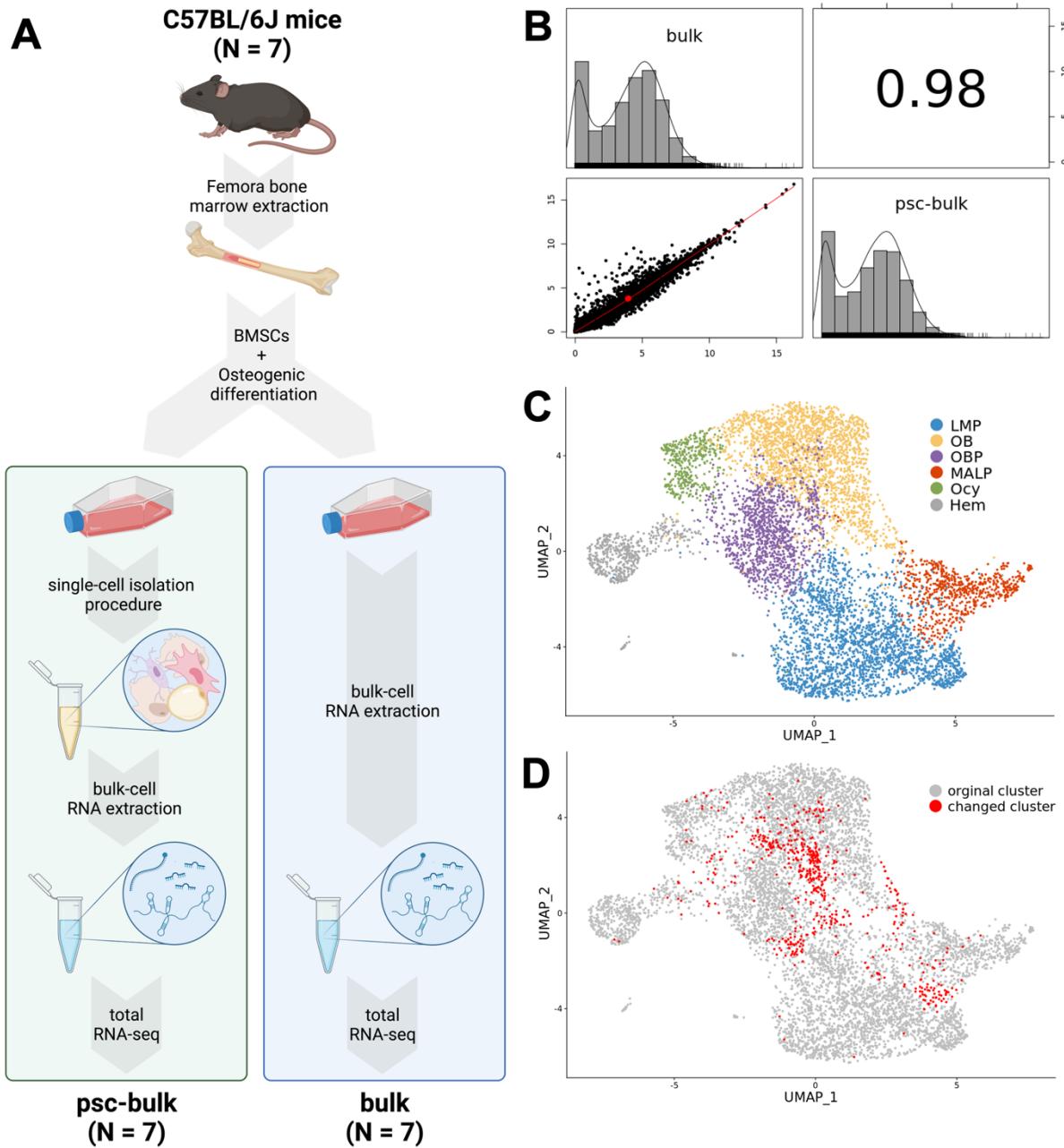
162 **Figure 1: ScRNA-seq of BMSC-OBs identifies multiple cell-types.** **A)** UMAP cell clusters of  
 163 7357 single BMSC-OBs isolated from five Diversity Outbred (DO) mice. Cell numbers and  
 164 corresponding percentages are listed in parenthesis to the right of the annotated cluster name.  
 165 LMP: late mesenchymal progenitor cells; MALP: marrow adipogenic lineage precursors; OBP:  
 166 osteoblast progenitor cells; OB: osteoblasts; Ocy: osteocytes; Hem: Hematopoietic lineage cells.  
 167 **B)** Dot plot of some of the most highly expressed genes for all annotated cell clusters. The size  
 168 of the dots are proportional to the percentage of cells of a given cluster that express a given gene  
 169 while the color of the dot corresponds to the normalized expression. **C)** Slingshot trajectory  
 170 inference plots portraying bifurcating branched lineages deriving from LMPs to their respective  
 171 osteogenic (Ocy) or adipogenic (MALPs) cell fates represented as smooth curves (left plot) or  
 172 dotted line (right plot). Starting cluster (LMP) is indicated by a green dot and terminal cell fates of  
 173 the lineages (Ocy, MALPs) are red (right plot). **D)** Feature plots portraying the normalized  
 174 expression of select genes associated with each cell cluster (top) and each gene plotted as a  
 175 function of pseudotime overlaid with cell lineages (osteogenic and adipogenic).

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177 **Cell clustering is robust to the effects of cell isolation:**

178 The isolation of cells from their heavily mineralized matrix (as outlined in **Methods**) took  
179 approximately two hours, raising the possibility that the procedure itself could have an effect on  
180 gene expression, transcriptomic signatures, and downstream clustering of cells. To directly  
181 assess the effects of the single-cell isolation procedure, we performed a separate experiment in  
182 which we generated two identical cultures of BMSC-OBs (10-days post differentiation as in the  
183 scRNA-seq experiment) from C57BL/6J mice (N=7) (**Figure 2A**). From one culture (**bulk**), we  
184 extracted RNA from the entire well and performed RNA-seq. From the other culture (pooled  
185 single cell-bulk, **psc-bulk**), cells were harvested via the single-cell isolation procedure, pooled  
186 into one sample, and profiled using RNA-seq. Overall gene expression between the bulk and  
187 psc-bulk samples was highly correlated ( $r=0.98$ ,  $P<2.2 \times 10^{-16}$ ) (**Figure 2B**). However, a total of  
188 776 genes were differentially expressed ( $P_{adj}<0.05$ ) with a fold-change less than 0.5 and greater  
189 than 2.0 in the psc-bulk vs. bulk samples (**Supplemental Data 2**). A PANTHER<sup>29</sup> Gene  
190 Ontology (GO) enrichment analysis revealed that differentially expressed genes (DEGs)  
191 consisted of “acute inflammatory response” (GO:0002675, N =11,  $P=2.43 \times 10^{-8}$ ) and “response  
192 to stress” (GO:0080134, N = 111,  $P= 4.96 \times 10^{-19}$ ) signatures (**Supplemental Data 3**). To  
193 evaluate the impact of the single-cell isolation procedures on cell clustering of the scRNA-seq  
194 dataset, we removed the psc-bulk DEGs from the scRNA-seq count matrix. Of the 776 DEGs,  
195 703 (91%) were also captured in the scRNA-seq dataset. Upon removal, a negligible effect was  
196 observed on the cell clustering in UMAP space and six distinct cell clusters (five mesenchymal  
197 lineage cell clusters) were annotated, similar to the original UMAP (**Figure 2C**). Only 8.1% of  
198 cells shifted cell cluster assignment upon removal of DEGs (**Figure 2D**). Most of the cells with  
199 shifted assignments were located on the boundaries of cell clusters (**Figure 2D**). These data  
200 indicate that gene expression is altered in a predictable manner by the cell isolation procedure,  
201 but has little meaningful impact on cell clustering.

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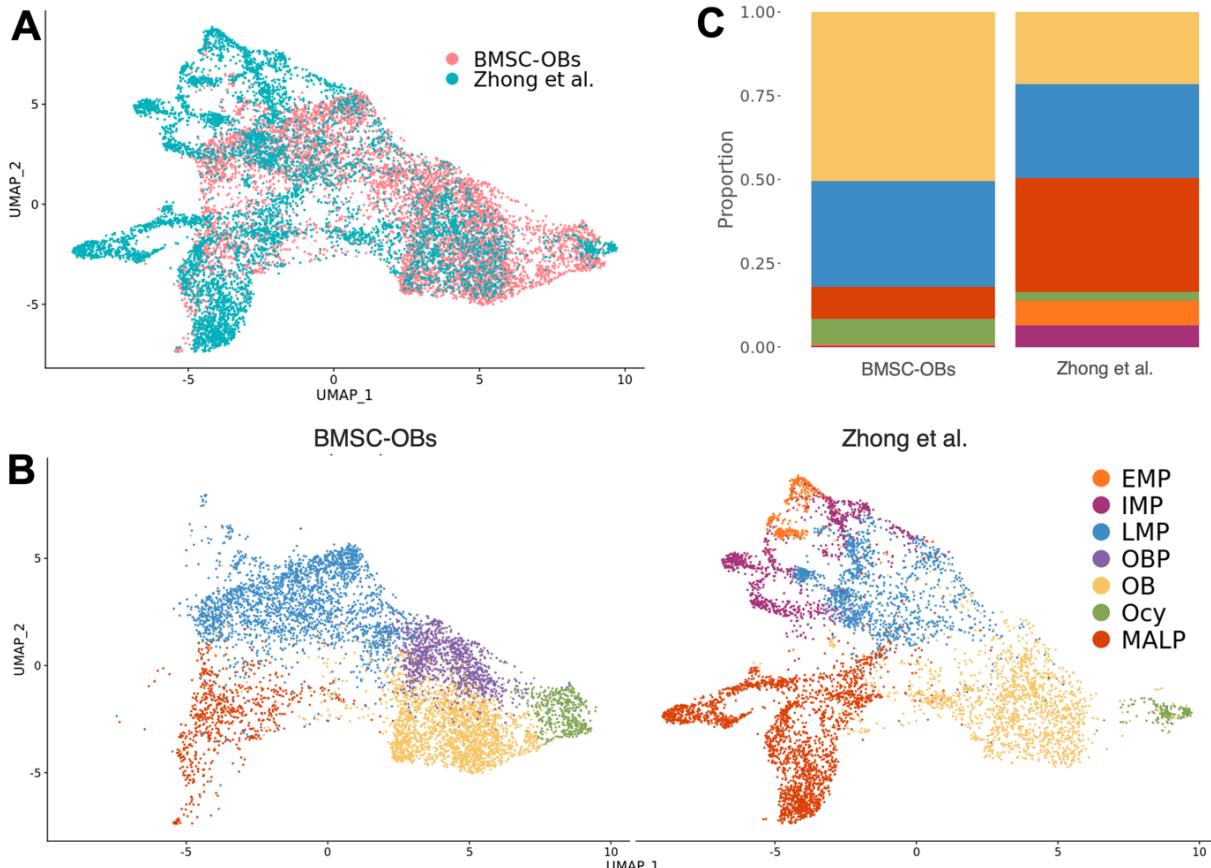
**Figure 2: Liberation of single cells from a heavily mineralized matrix *in vitro* has minimal impact on transcriptomic signatures of BMSC-OBs. A)** Flow chart diagram portraying the design of the bulk vs. psc-bulk experiment in C57BL/6J mice (N=7). Cultured BMSC-OBs were harvested and underwent either immediate RNA extraction (bulk) or the single-cell isolation procedure, pooled, and then subsequent RNA extraction (psc-bulk). Extracted RNA from both conditions was sequenced via traditional RNA-seq. Created with BioRender.com. **B)** Correlation ( $r=0.98$ ,  $P<2.2 \times 10^{-16}$ ) between the counts per million (CPM) values derived from RNA-seq counts for bulk and psc-bulk samples. **C)** scRNA-seq UMAP clusters of BMSC-OBs derived from the five DO mice after removal of differentially expressed genes (identified from the psc-bulk vs. bulk experiment, 703 total genes) from the scRNA-seq count matrix. **D)** Cells highlighted in red represent those that changed from their original cell cluster annotation as a result of removal of DEGs (8.1% of cells).

216 **Cell-types isolated from BMSC-OBs are similar to their *in vivo* counterparts:**

217 We next wanted to determine if mesenchymal cells generated *in vitro* were similar, in terms of  
218 global gene expression, to cell-types isolated directly from bone. Zhong et al. (2020) performed  
219 scRNA-seq on Td+ bone marrow cells from mice at 1, 1.5, and 3 months of age<sup>23</sup>. We jointly  
220 processed the data from both experiments and integrated the datasets using Canonical  
221 Correlation Analysis (CCA)<sup>30</sup>. Overall, the cells from both experiments displayed significant  
222 overlap (**Figure 3A**). This was even more apparent when clusters were annotated and cell-  
223 types (LMPs, MALPs, OBs, and Ocy-like cells) overlapped in UMAP space between the  
224 datasets (**Figures 3B**). A notable difference between cell-types was the absence of EMPs and  
225 IMPs in the cultured BMSC-OBs. However, an appreciable enrichment of osteoblast lineage  
226 cells, particularly in the OBP population, was observed in the BMSC-OB data compared to the  
227 cells isolated directly from bone (**Figure 3B, 3C**). Importantly, the overlap of cells from the two  
228 studies suggests few transcriptional differences as a consequence of cell culture and *in vitro*  
229 differentiation.

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232 **Figure 3: ScRNA-seq of BMSC-OB and scRNA-seq data derived from cells harvested *in*  
233 *vivo* cluster similarity and are transcriptomically identical** **A**) Single cells in UMAP space  
234 after integration of both the BMSC-OBs and Zhong et al. (2020) scRNA-seq datasets via  
235 Canonical Correlation Analysis (CCA). **B**) UMAPs with cell cluster annotation of the integrated  
236 data split based on the dataset. **C**) Stacked bar chart representing the proportion of each cell  
237 type for each dataset.

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239 ***Transcriptomic profiles from scRNA-seq for individual cell-types are robust:***

240 One of our goals for future experiments will be to generate expression profiles for multiple  
241 mesenchymal cell-types in large populations of mice (or humans) for use in downstream  
242 applications such as eQTL analysis or the generation of networks to inform human GWAS. To  
243 evaluate how well cell-type specific expression profiles from scRNA-seq align with profiles  
244 generated via traditional bulk RNA-seq, we performed a correlation between the expression  
245 profiles derived from each of the six defined cell-types (five mesenchymal + one grouped  
246 immune cell cluster) examined in this study to bulk RNA-seq data (derived from psc-bulk data

247 described above). We generated a “pseudo-bulk” profile (PB) from the scRNA-seq data by  
248 aggregating counts across all cells belonging to a specific cell-type to simulate a dataset  
249 representative of one derived from bulk sequencing methods. A high correlation was observed  
250 between both the bulk/psc-bulk profiles and the PB profile generated for the entire scRNA-seq  
251 dataset ( $r = 0.84$  and  $r = 0.85$ , respectively;  $P < 2.2 \times 10^{-16}$ ) (**Figure 4A**). Upon comparison of  
252 individual PB profiles generated for each cluster in the scRNA-seq to the psc-bulk samples, PB  
253 profiles were highly correlated; for example, correlations of PB profiles for the osteoblast (OB)  
254 and osteocyte (Ocy) cell clusters were  $r = 0.83$  ( $P < 2.2 \times 10^{-16}$ ) and  $r = 0.81$  ( $P < 2.2 \times 10^{-16}$ ),  
255 respectively (**Figure 4B**). As expected, correlations were slightly higher when comparing PB vs.  
256 psc-bulk (rather than PB vs. bulk), likely due to the single-cell isolation procedure performed in  
257 the psc-bulk samples.

258 Additionally, we estimated the minimum number of cells per cluster required to generate  
259 robust cell-type expression profiles by randomly selecting from 2 to 400 cells from each cluster,  
260 generating a PB profile (as described above), and subsequently calculating the correlation  
261 between each cell-type PB profile to the psc-bulk sample. Calculated correlations plateaued for  
262 all cell-types at  $\sim 100$  cells (**Figure 4C**). These data indicate that aggregated data across at least  
263 100 cells from a given cell-type approximates data generated from bulk RNA-seq.

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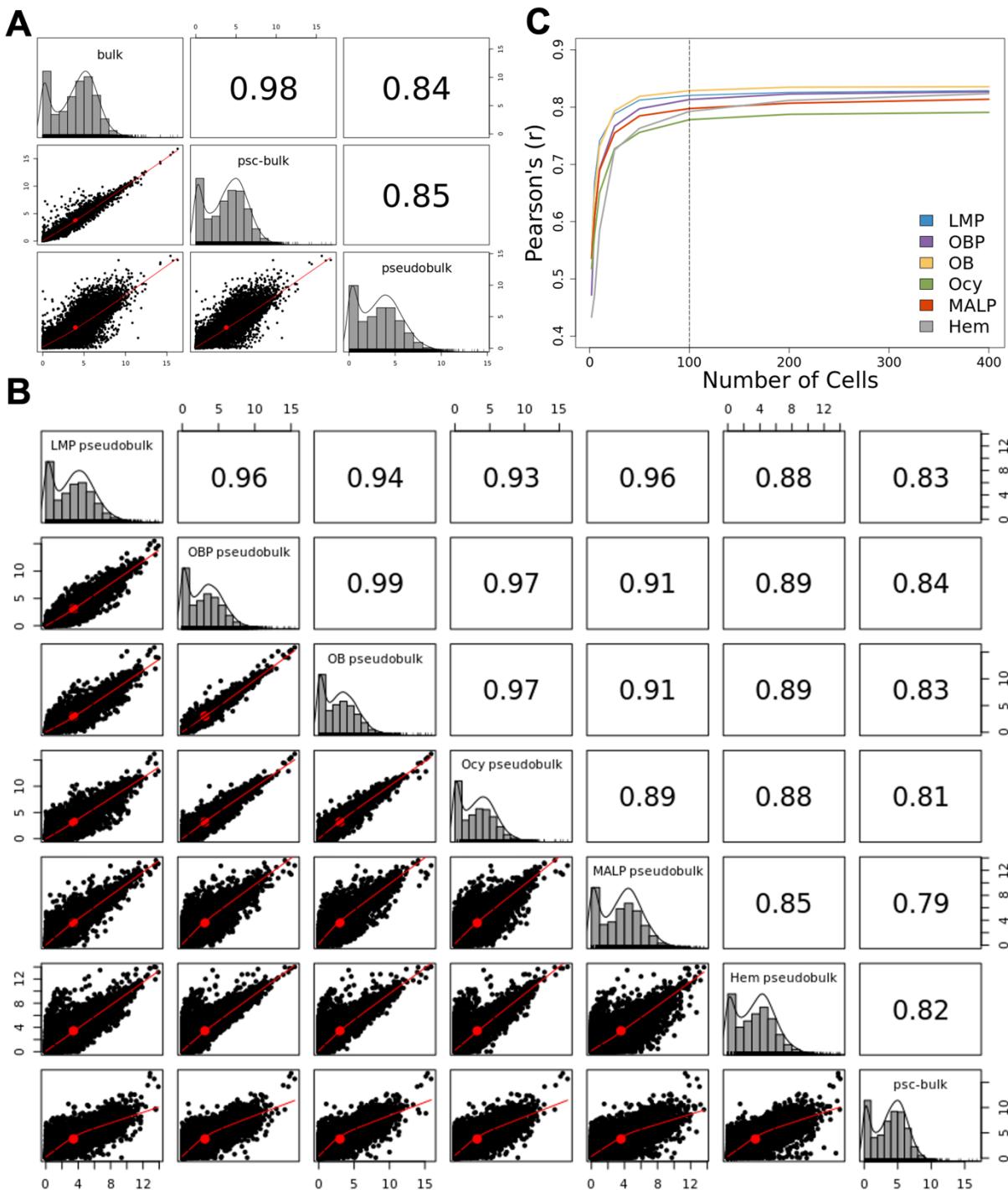
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270 **Figure 4: Transcriptomic profiles of individual cell types from scRNA-seq of BMSC-OBs**  
271 **are robust and representative of bulk RNA-seq data. A)** Correlation between the counts per  
272 million (CPM) values from RNA counts derived for bulk, pooled single cell-bulk (psc-bulk), and  
273 pseudobulk (PB) samples. **B)** Correlation between the CPM values derived from the psc-bulk  
274 and PB profiles for each annotated cell cluster of the BMSC-OB scRNA-seq data. **C)** Correlation  
275 between overall PB and PBs for each cell-type generating using different numbers of cells (2 to  
276 400).  
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278 ***Frequency of osteogenic cell-types are highly variable across DO mice:***

279 Because the BMSC-OB scRNA-seq dataset consists of multiple samples pooled into one, we  
280 used Souporcell<sup>31</sup> genotype deconvolution to assign a mouse of origin to each cell with high  
281 confidence (**Supplemental Data 4**). Five genotypically distinct clusters (genotypes) were  
282 inferred by Souporcell from the scRNA-seq data based on SNPs captured in the sequenced  
283 cDNA. Genotype clusters were assigned to their corresponding DO mouse ID by comparing  
284 allele calls made by the variants captured between Souporcell and genotypes previously  
285 generated on all five DO mice using the GigaMUGA genotyping<sup>16,32</sup>. Of the 67,056 total variants  
286 identified by Souporcell, 0.87% (581) were also captured by the GigaMUGA arrays (143,259  
287 total). DO mouse IDs were assigned based on the highest percentage of matching allele calls  
288 made upon pairwise comparison between Souporcell cluster and GigaMUGA arrays. After  
289 assigning a mouse of origin for all cells in the scRNA-seq data, we quantified differences in the  
290 frequencies of various cell-types contributed by each mouse (**Figure 5A**). For example, mouse  
291 #50 had a higher frequency of LMPs and MALPs and fewer osteoblasts and osteocytes  
292 compared to the other four mice (**Figure 5A, 5B**). Pooling samples for scRNA-seq, coupled with  
293 genotype deconvolution downstream, is an approach that is scalable for multi-sample input,  
294 which is necessary to perform population-level investigations.

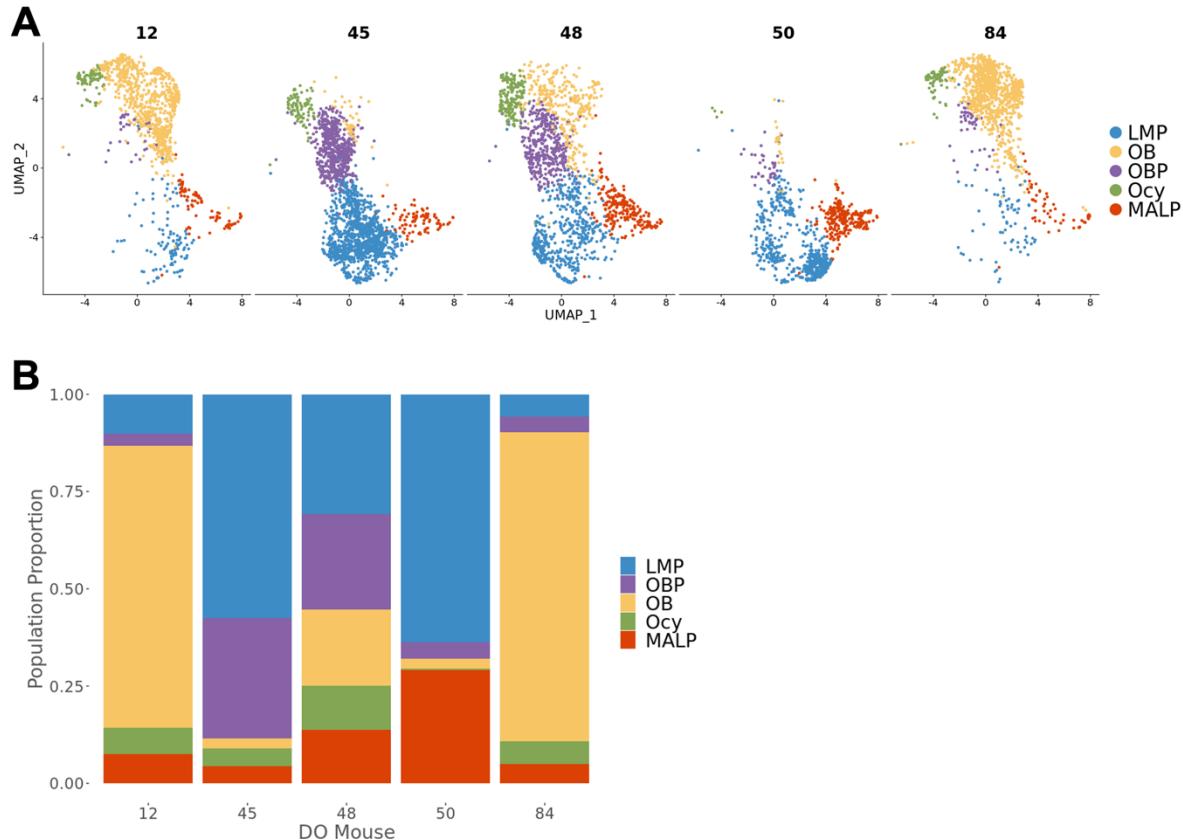
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300 **Figure 5: Cell type frequencies captured by scRNA-seq are highly variable across**  
301 **individual DO mice. A) UMAPs of the BMSC-OBs derived from the five DO mice, split based**  
302 **on each mouse (12, 45, 48, 50, 84). B) Stacked bar chart representing the proportion of each**  
303 **cell type derived from each mouse.**

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305 ***BMSC-OBs show expected gene regulatory networks:***

306 Cell-type identification is largely based on the association of canonical and highly expressed  
307 genes with certain cell-types; however, underlying gene regulatory networks (GRNs) provide  
308 insight into how expression is coordinated. Moreover, GRN inference can be used to establish  
309 gene expression profiles for cell-types of interest by elucidating which specific combinations of  
310 transcription factors (TFs) are responsible for the expression of downstream target genes. We  
311 used SCENIC<sup>33</sup> to better understand the GRNs that characterize the cell states in BMSC-OBs.  
312 The SCENIC analysis pipeline first generates regulatory modules inferred from co-expression  
313 patterns, which are used to form “regulons” consisting of a core TF that governs the expression  
314 of predicted target genes. Next, target genes are pruned based on enrichment of the TF cis-

315 regulatory motifs located upstream or downstream of target genes in the regulon

316 (**Supplemental Data 5**). Lastly, the activity of regulons is quantified across individual cells

317 (**Supplemental Data 6**).

318 We applied the SCENIC analysis pipeline to the BMSC-OBs and resolved distinct

319 regulons associated with each cell cluster in the BMSC-OB dataset (**Figure 6**). Regulons were

320 robust in activity (**Figure 6A, 6B, Supplemental Data 7**) and specific for each cell-type (**Figure**

321 **6C, 6D, Supplemental Data 8**). For example, *Sp7* (Osterix), a key TF known to be involved in

322 osteoblast differentiation, was found to be more specifically associated and highly active in the

323 OBP cell cluster (**Figure 6C, 6D**). Similarly, we show *Pparg* is a highly active regulon and

324 exclusively associated with MALPs (**Figure 6C, 6D**), consistent with its role as a master

325 regulator of adipogenesis. This analysis suggested that not only do BMSC-OB cell-types show

326 similar transcriptomic signatures to the same cells isolated directly from bone, but cell circuits

327 (i.e., GRNs) are also similar.

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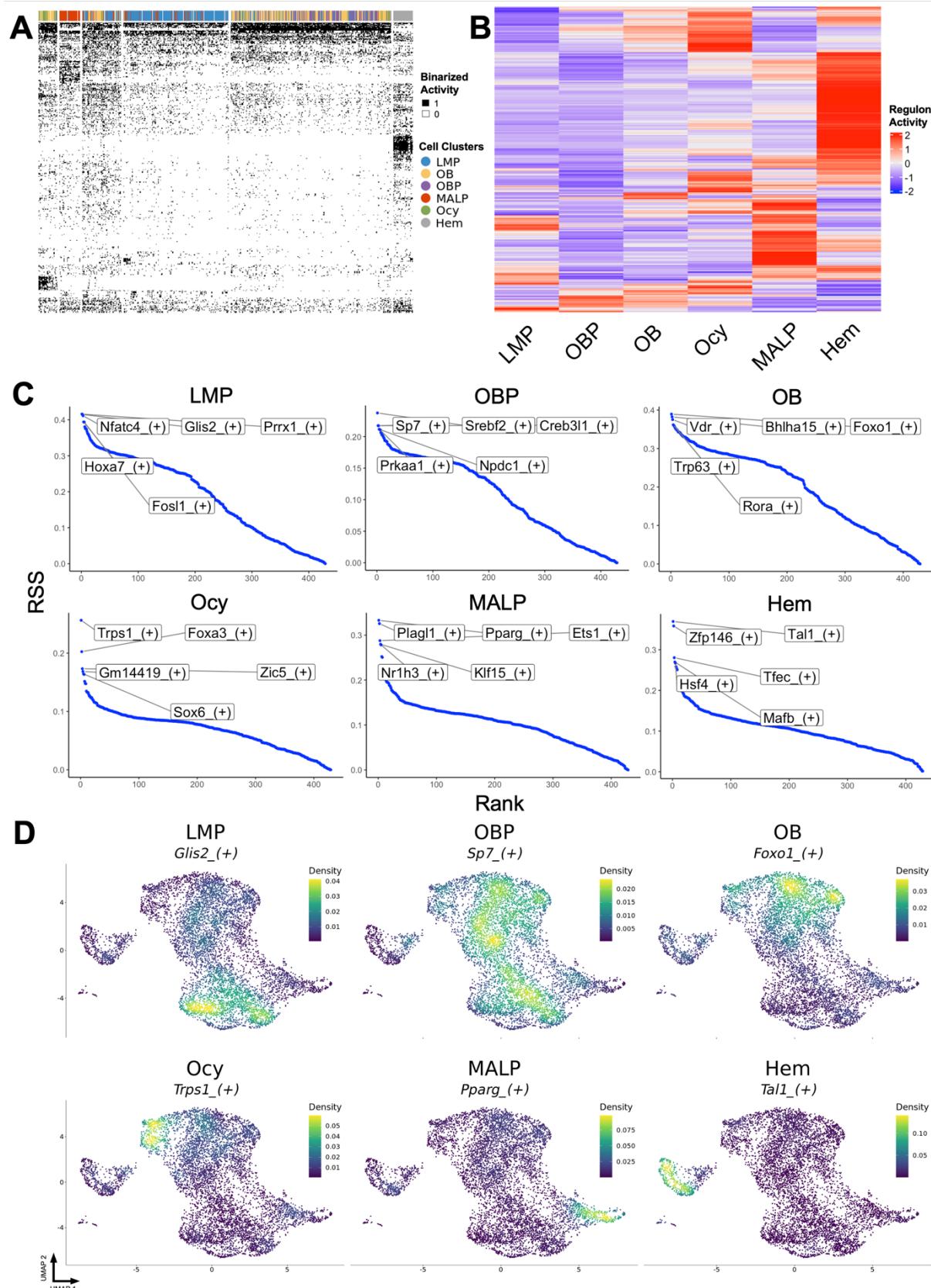
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337 **Figure 6: SCENIC gene regulatory network (GRN) analysis reveals expected transcriptomic**  
338 **activity and validates the identities of cell-types in BMSC-OBs. A)** Binarized heatmap  
339 SCENIC regulon activity results, where “1” indicates active regulons; “0” indicates inactive  
340 regulons. **B)** Heatmap of SCENIC results portraying the scaled average for regulon activity in  
341 each annotated cell cluster, where the color key from blue to red indicates activity levels from low  
342 to high, respectively. **C)** Plots of the top five regulons with the highest specificity score (RSS) for  
343 each cell cluster. **D)** Density plots portraying the regulon-weighted 2D kernel density of select  
344 regulons for each cell cluster.

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346 ***MALPs and osteogenic cells capture BMD heritability identified by GWAS:***

347 We next used CELLECT<sup>34</sup> to evaluate the relevance of identified cell-types with regards to  
348 mediating the effects of GWAS. CELLECT integrates disease heritability estimates with cell-type  
349 expression specificity from scRNA-seq data to identify cell-types that capture a significant  
350 component of the heritability for a disease or trait. We applied CELLECT to the cell-types  
351 identified in BMSC-OBs and those identified by Zhong et al. (2020). We observed that genes  
352 with selective expression in MALPs, OBs, and Ocs from both datasets were significantly ( $P <$   
353 0.05) enriched for BMD heritability. In addition, IMPs and LMPs in the Zhong et al. (2020)  
354 dataset were also significant. Non-mesenchymal lineage cells, which are mostly immune cells in  
355 both datasets were not significant (**Table 1**). Interestingly, osteoclasts captured in Zhong et al.  
356 (2020) dataset were not identified as significant in the CELLECT analysis (**Table 1**).

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365 **Table 1: CELLECT cell-type prioritization on all cell-types annotated in the BMSC-OBs and**  
366 **Zhong et al. (2020) scRNA-seq datasets.**

scRNA-seq dataset	Cell type	Beta	Beta SE	P-value
Zhong et al.	MALP	5.88 x 10 <sup>-8</sup>	1.84 x 10 <sup>-8</sup>	6.92 x 10 <sup>-4</sup>
Zhong et al.	OB	4.80 x 10 <sup>-8</sup>	1.56 x 10 <sup>-8</sup>	1.05 x 10 <sup>-3</sup>
Zhong et al.	Ocy	5.91 x 10 <sup>-8</sup>	2.15 x 10 <sup>-8</sup>	3.03 x 10 <sup>-3</sup>
BMSC-OBs	Ocy	5.70 x 10 <sup>-8</sup>	2.16 x 10 <sup>-8</sup>	4.18 x 10 <sup>-3</sup>
BMSC-OBs	MALP	4.86 x 10 <sup>-8</sup>	1.86 x 10 <sup>-8</sup>	4.57 x 10 <sup>-3</sup>
Zhong et al.	IMP	3.61 x 10 <sup>-8</sup>	1.68 x 10 <sup>-8</sup>	1.57 x 10 <sup>-2</sup>
Zhong et al.	LMP	3.09 x 10 <sup>-8</sup>	1.71 x 10 <sup>-8</sup>	3.55 x 10 <sup>-2</sup>
BMSC-OBs	OB	6.24 x 10 <sup>-8</sup>	3.56 x 10 <sup>-8</sup>	3.98 x 10 <sup>-2</sup>
Zhong et al.	EMP	2.86 x 10 <sup>-8</sup>	1.79 x 10 <sup>-8</sup>	5.52 x 10 <sup>-2</sup>
Zhong et al.	CH	1.96 x 10 <sup>-8</sup>	1.38 x 10 <sup>-8</sup>	7.81 x 10 <sup>-2</sup>
Zhong et al.	Mural	9.12 x 10 <sup>-9</sup>	1.66 x 10 <sup>-8</sup>	2.91 x 10 <sup>-2</sup>
BMSC-OBs	LMP	-4.57 x 10 <sup>-9</sup>	2.04 x 10 <sup>-8</sup>	5.89 x 10 <sup>-2</sup>
BMSC-OBs	OBP	-5.85 x 10 <sup>-9</sup>	1.77 x 10 <sup>-8</sup>	6.30 x 10 <sup>-1</sup>
Zhong et al.	Erythrocyte	-8.07 x 10 <sup>-9</sup>	1.73 x 10 <sup>-8</sup>	6.79 x 10 <sup>-1</sup>
Zhong et al.	Mono	-3.03 x 10 <sup>-8</sup>	1.60 x 10 <sup>-8</sup>	9.71 x 10 <sup>-1</sup>
Zhong et al.	MF	-2.98 x 10 <sup>-8</sup>	1.52 x 10 <sup>-8</sup>	9.75 x 10 <sup>-1</sup>
Zhong et al.	EC	-2.20 x 10 <sup>-8</sup>	1.10 x 10 <sup>-8</sup>	9.77 x 10 <sup>-1</sup>
Zhong et al.	B-cell	-3.47 x 10 <sup>-8</sup>	1.63 x 10 <sup>-8</sup>	9.83 x 10 <sup>-1</sup>
Zhong et al.	OC	-4.66 x 10 <sup>-8</sup>	1.55 x 10 <sup>-8</sup>	1
Zhong et al.	Granulo	-3.56 x 10 <sup>-8</sup>	9.95 x 10 <sup>-9</sup>	1
BMSC-OBs	Hem	-5.90 x 10 <sup>-8</sup>	1.36 x 10 <sup>-8</sup>	1
Zhong et al.	T-cell	-6.45 x 10 <sup>-8</sup>	1.35 x 10 <sup>-8</sup>	1
Zhong et al.	HSC	-6.28 x 10 <sup>-8</sup>	1.28 x 10 <sup>-8</sup>	1
Zhong et al.	GP	-5.44 x 10 <sup>-8</sup>	1.11 x 10 <sup>-8</sup>	1

367 Beta is regression effect size estimate for given annotation. Beta SE is the standard error for the  
368 regression coefficient. P-value is the one-sided test (beta > 0) association between BMD GWAS  
369 signal heritability and each annotated cell-type. P-values < 0.05 are highlighted in red. Cell-type  
370 abbreviations: OB: osteoblast; OBP: osteoblast progenitor; Ocy: osteocyte; EMP: early  
371 mesenchymal progenitor; IMP: intermediate mesenchymal progenitor; LMP: late mesenchymal  
372 progenitor; MALP: marrow adipogenic lineage precursors; CH: chondrocyte; HSC:

373 hematopoietic stem cell; EC: endothelial cell; GP: granulocyte progenitor; Hem: Hematopoietic  
374 lineage cells; OC: osteoclast; Granulo: granulocyte; MF: macrophage; Mono: monocyte; Mural:  
375 mural cells; T-cell: T-lymphocyte; B-cell: B-lymphocyte.  
376

377 **Discussion**

378 A considerable challenge faced upon analyzing GWAS is identifying the causal genes  
379 impacted by significant associations. Integrating transcriptomics data has proven invaluable for  
380 accomplishing this goal. Colocalizing genetic variation impacting gene expression with GWAS  
381 associations can identify putative causal genes influencing disease. Moreover, integrating  
382 single-cell transcriptomics data can provide the cellular context in which causal genes are most  
383 likely to be impactful. In the context of osteoporosis research, the generation of population-scale  
384 transcriptomics data at single-cell resolution would aid in gene discovery. Here, we demonstrate  
385 the use of BMSCs cultured under osteogenic conditions (BMSC-OBs) from the Diversity  
386 Outbred (DO) mouse population coupled with scRNA-seq can serve as a model to generate  
387 single-cell transcriptomics data of mesenchymal cell-types relevant to bone. We show that after  
388 subsequent culturing under osteoblast differentiation, there was an enrichment in the relative  
389 frequencies of osteoblasts and osteocyte-like cells, compared to cells isolated *in vivo* using a  
390 mesenchymal lineage reporter. Additionally, the model yields adipogenic progenitor cells and  
391 their transcriptomic signature is nearly identical to the MALPs identified in Zhong et al. (2020).  
392 These cells are classified as a stable intermediary cell-type along the adipogenic differentiation  
393 route after mesenchymal progenitors and before more mature, lipid-laden adipocytes (LiLAs)<sup>23</sup>.  
394 Thus, BMSC-OBs contain many of the key mesenchymal cell-types and leads to an enrichment  
395 of osteoblasts and osteocyte-like cells that we demonstrated were to likely be the most relevant  
396 for informing GWAS.

397 We addressed the technical challenges posed with our approach, such as the single-cell  
398 isolation procedure used to liberate BMSC-OBs from a highly mineralized matrix *in vitro*. This  
399 procedure consists of an approximately two-hour process involving incubations with proteases

400 and EDTA, raising the concern of technical effects impacting the integrity and quality of the  
401 isolated cells for scRNA-seq. In the bulk vs. psc-bulk experiment, we sought to characterize the  
402 impact of the single-cell isolation procedure on gene expression. Despite the induction of  
403 inflammation/stress-related genes in the psc-bulk sample, the overall gene expression profiles  
404 between bulk and psc-bulk samples were highly correlated and any observed change in gene  
405 expression had a negligible impact on global transcriptomic signatures or downstream  
406 annotation of mesenchymal cell-types. However, care should be taken when interpreting the  
407 expression of individual genes, especially those identified to be responsive to the isolation  
408 procedure.

409 We also assessed the biological informativeness of BMSC-OBs by comparing them to  
410 the same cells isolated directly from bone. Upon comparison of both scRNA-seq datasets, we  
411 found that the transcriptomic signatures of BMSC-OB cell-types did not differ compared to the  
412 cells isolated by Zhong et al. (2020). Nevertheless, differences between the two datasets were  
413 observed, namely the absence of early/intermediate mesenchymal progenitor (EMP, IMP)  
414 populations in the BMSC-OB dataset, which is likely due to the maturation of LMPs beyond  
415 EMP/IMP cell stages during the *in vitro* osteoblast differentiation. Importantly, these results  
416 indicate that individual cell-types in BMSC-OBs are nearly identical, in the context of  
417 transcriptomic signatures, to their counterparts in bone.

418 A number of approaches have been used to profile individual bone cells. These include  
419 scRNA-seq on whole bone marrow<sup>22,35</sup>, using fluorescence-activated cell sorting (FACS) on  
420 marrow to enrich for mesenchymal lineage cells<sup>36</sup>, the digestion of bone combined with FACS<sup>37</sup>,  
421 and FACS in lineage specific reporter mice<sup>38</sup>. These studies have provided important insights  
422 into the cellular landscape of bone and the identity of skeletal stem cells. However, none of  
423 these approaches were developed with the goal of investigating bone cells at the population-  
424 scale in mice or humans. These approaches isolate a wide range of cells, many of which  
425 provide little insight in the context of informing BMD GWAS. Profiling non-relevant cells

426 significantly increases cost and makes population screening less feasible. As an alternative,  
427 BMSC-OBs have several attractive attributes. First, it is simple, marrow is relatively easy to  
428 isolate from populations of mice, or even humans, and isolating BMSCs based on plastic  
429 adherence is cost-effective and straightforward. Second, we show that osteoblasts and  
430 osteocyte-like cells are some of the most relevant to BMD GWAS and we are able to enrich for  
431 these cells by culturing under osteogenic conditions. Third, as we have shown, there are few  
432 transcriptomic differences in cultured cells as compared to cells isolated directly from mice *in*  
433 *vivo*. Fourth, we do not need to use FACS or specific reporter mice, making it possible to  
434 perform this approach in any population of mice, and potentially humans. Fifth, because we  
435 enriched for key cell-types, the number of cells to sequence is lower.

436 A valid concern of population-based scRNA-seq studies is cost associated with  
437 increasing scalability and sample throughput. Using BMSC-OBs, we remedy this challenge by  
438 pooling single cells derived from multiple mice into a single sample for scRNA-seq. Because  
439 each DO mouse is genotypically distinct from one another, we performed a genotype  
440 deconvolution on the scRNA-seq data downstream. We were able to associate a “mouse-of-  
441 origin” to each single cell derived from our cohort of DO mice. Genotype deconvolution enables  
442 other downstream analyses, such as quantifying differences in certain cell fractions between  
443 samples. While the sample size of our mouse cohort in this study was small (N = 5), we  
444 observed significant differences in cell-type frequencies between our mice. These differences  
445 likely reflect variation in cell-type composition of the starting BMSCs and differences in the  
446 rate/efficiency of osteoblast differentiation arising as a function of mouse-specific genotype and  
447 environmental effects. With this study serving as a proof-of-concept, BMSC-OBs feasibly  
448 permits scalability and increased sample throughput, which is necessary to inform GWAS.

449 One of the major limitations of our approach is that the BMSC-OB model does not  
450 capture all cell-types relevant to bone. For example, it does not capture osteoclasts. However, it  
451 is important to note that in our CELLECT analysis BMD heritability was not enriched in genes

452 whose expression was more specific to osteoclasts from the Zhong et al. (2020) dataset. It is  
453 unclear why osteoclasts were not significant and may be due to cross-sectional measures of  
454 BMD being more so a product of peak bone mass and osteoblast-mediated bone accrual, than  
455 bone loss, a process driven by osteoclasts, or the fact that these were likely immature  
456 osteoclasts as mature cells would be too large to be captured for sequencing. Although, marrow  
457 adiposity<sup>39</sup> and MALPs<sup>23</sup> have been demonstrated to significantly influence bone mass, it was  
458 somewhat surprising that the CELLECT analysis identified a significant association between  
459 gene expression specificity in MALPs and BMD heritability. This potentially suggests that many  
460 BMD GWAS associations impact genes regulating BMD via MALPs. Future studies should seek  
461 to identify specific associations that may be working through marrow adipocytes.

462 Here, we described how the osteogenic differentiation of BMSCs can facilitate the  
463 generation of large-scale scRNA-seq data for mesenchymal lineage cells derived from the DO  
464 mouse population. Based on findings gathered here, the transcriptomic profiles generated  
465 from BMSC-OBs will serve as a valuable biological input for future genetic analysis. For  
466 example, cell-type specific, co-expression networks can be used as input to perform directed  
467 Bayesian network reconstruction and Key Driver Analysis (KDA), as previously described in<sup>16</sup>.  
468 These subsequent analyses can aid in informing GWAS and highlighting putatively novel genes  
469 driving disease. We have demonstrated that the BMSC-OB model has the potential to facilitate  
470 more holistic genotype-to-phenotype investigations, which will aid in our understanding of the  
471 genetics of bone mass and lead to the identification of novel therapeutic targets that could be  
472 targeted to treat and prevent osteoporosis.

473

#### 474 **Methods**

##### 475 **Sample preparation and *in vitro* cell culture of BMSCs**

476 Bone marrow extraction and subsequent cell culture was performed as described in<sup>16</sup>. In brief,  
477 the left femur was isolated and cleaned thoroughly of all muscle tissue followed by removal of its

478 distal epiphysis. Marrow was exuded by centrifugation at 2000×g for 30 s into a sterile tube  
479 containing 35 µL fetal bovine serum (FBS, Atlantic Biologicals). The marrow was then triturated  
480 6 times on ice after addition of 150 µL of cold freezing media (90% FBS, 10% Dimethyl  
481 Sulfoxide (DMSO, Fisher). Marrow was placed into a Mr. Frosty Freezing Container (Nalgene)  
482 for the purpose of slow cooling, stored overnight at -80°C, and transferred to liquid nitrogen for  
483 long-term storage. In preparation for cell culture, samples were thawed at 37°C, resuspended in  
484 5 mL bone marrow growth media (MEM alpha, Gibco), 10% FBS, 1% Penicillin Streptomycin  
485 (Pen/Strep, Gibco), 1% Glutamax (Gibco), and then subjected to red blood cell lysis by  
486 resuspending with 5 mL 0.2% NaCl for 20 s then thorough mixing of 1.6% NaCl. Cells were  
487 pelleted, resuspended into 1 mL bone marrow growth media, and cultured in 48 well tissue  
488 culture plates. Samples were incubated in a 37°C, 5% CO<sub>2</sub>, 100% humidity incubator and left  
489 undisturbed for 3 days. Thereafter, media was aspirated and replaced daily. After 6 days, cells  
490 were washed and then underwent a standard *in vitro* osteoblast differentiation protocol for 10  
491 days by replacing bone marrow growth media with 300 µL osteogenic differentiation media  
492 (Alpha MEM, 10% FBS, 1% Pen/Strep, 1% Glutamax, 50 µg/mL Ascorbic Acid (Sigma), 10 mM  
493 B-glycerophosphate (Sigma), 10 nM Dexamethasone (Sigma)).

494

#### 495 **Single-cell isolation procedure**

496 The isolation procedure outlined below was inspired by<sup>40</sup>. Mineralized cultures were washed  
497 twice with Dulbecco's Phosphate Buffered Saline (DPBS, Gibco). 0.5 mL of 60 mM  
498 Ethylenediaminetetraacetic acid, pH 7.4 made in DPBS (EDTA, Fisher) was added and cultures  
499 were incubated at room temperature (RT) for 15 min. EDTA solution was aspirated, replaced,  
500 and cultures were incubated again at RT for 15 min. Cultures were then washed with 0.5 mL  
501 Hank's Balanced Salt Solution (HBSS, Gibco) and incubated with 0.5 mL 8 mg/mL collagenase  
502 (Gibco) in HBSS/4 mM CaCl<sub>2</sub> (Fisher) for 10 min at 37°C with shaking. Cultures were triturated  
503 10 times and incubated for an additional 20 min at 37°C. Cultures were then transferred to a 1.5

504 mL Eppendorf tube and centrifuged at 500×g for 5 min at RT. Cultures were resuspended in 0.5  
505 mL 0.25% trypsin-EDTA (Gibco) and incubated for 15 min at 37°C. Cultures were then triturated  
506 and incubated for an additional 15 min, after which 0.5 mL of media was added, triturated, and  
507 spun at 500×g for 5 min at RT. Cultures were then resuspended in 0.5 mL osteogenic  
508 differentiation media and cells were counted.

509

#### 510 **Bulk RNA-seq analysis**

511 Total RNA was extracted using a RNeasy Micro Kit (QIAGEN) and poly-A selected RNA was  
512 sequenced via GENEWIZ (South Plainfield, NJ, USA). RNA-seq analysis was performed using  
513 a custom bioinformatics pipeline. Briefly, FastqQC<sup>41</sup> and RSeQC<sup>42</sup> were used to assess the  
514 quality of raw reads. Adapter trimming was completed using Trimmomatic<sup>43</sup>. Sequences were  
515 aligned to the GRCm38 reference genome<sup>44</sup> using the SNP and splice aware aligner HISAT2<sup>45</sup>.  
516 Genome assembly and abundances in counts per million (CPM) were quantified using  
517 StringTie<sup>46</sup>. Differential expression analysis was performed using the DESeq2<sup>47</sup> package in R.

518

#### 519 **Single-cell analysis pipeline**

520 After the single-cell isolation procedure, cells from all five mice were pooled and concentrated to  
521 800 cells/µL in sterile PBS supplemented with 0.1% BSA. The single-cell suspension was  
522 loaded into a 10X Chromium Controller (10X Genomics, Pleasanton, CA, USA), aiming to  
523 capture 8000 cells, with the Single Cell 3' v2 reagent kit, according to the manufacturer's  
524 protocol. Following GEM capturing and lysis, cDNA was amplified (13 cycles) and the  
525 manufacturer's protocol was followed to generate the sequencing library. The library was  
526 sequenced on the Illumina NextSeq500 and the raw sequencing data was processed using 10X  
527 Genomics Cell Ranger toolkit (version 5.0.0). The reads were mapped to the GRCm38  
528 reference genome<sup>44</sup>. Overall, 8990 cells were sequenced, to a mean depth of 57,717 reads per  
529 cell. Sequencing data is available on GEO at accession code GSE152806.

530

531 Analysis of the scRNA-seq data was performed using Seurat<sup>27</sup> (version 4.1.1). Features  
532 detected in at least three cells where at least 200 features were detected were used. We used  
533 Souporcell<sup>31</sup> (described below) to remove doublet cells. We then filtered out cells with less than  
534 800 reads and more than 5800 reads, as well as cells with 10% or more mitochondrial reads.  
535 This resulted in 7357 remaining cells. The resulting object underwent standard normalization,  
536 scaling, and the top 3000 features were modeled from the mean-variance relationship using  
537 Seurat's "FindVariableFeatures" function. Cell-cycle markers identified by Tirosh et al. (2016)  
538 were regressed out using the "CellCycleScoring" and scaling functions. For subsequent  
539 dimensionality reduction, 14 principal components (PCs) were summarized, which was the  
540 number of PCs where the percent change in variation between the consecutive PCs was less  
541 than 0.1%. A kNN (k = 20) graph was created and cells were clustered using the Louvain  
542 algorithm at a resolution of 0.22. Cluster cell-types were manually annotated after performing  
543 differential gene expression analysis of each cell cluster relative to all other clusters using the  
544 Seurat "FindAllMarkers" function (**Supplementary Data 1**).

545

546 Trajectory inference/pseudotime analysis was performed using Slingshot<sup>28</sup> (version 1.6.1) on  
547 osteogenic/adipogenic lineage cells with the starting cluster set as the LMPs. TradeSeq<sup>48</sup>  
548 (version 1.4.0) was used to analyze gene expression along the trajectories by fitting a negative  
549 binomial generalized additive model (NB-GAM) to each gene using the "fitGAM" function with  
550 nknots = 8, which was determined by using the "evaluateK" function.

551

## 552 **Integration of datasets via Canonical Correlation Analysis (CCA)**

553 CCA<sup>30</sup> in Seurat was used to integrate *in vivo* scRNA-seq data derived from Zhong et al. (2020)  
554 (1.5 month and 3 month timepoints) with the BMSC-OB *in vitro* data. The Zhong et al. (2020)

555 data was first pre-processed in the same fashion as the BMSC-OBs scRNA-seq dataset. Cell-  
556 types not present in the BMSC-OBs dataset were removed from the Zhong et al. (2020) data in  
557 order to portray only osteogenic and adipogenic lineage cells. After integration, the combined  
558 dataset was clustered and analyzed as described in the single-cell analysis pipeline (above).

559

## 560 **Souporcell**

561 Upon performing Souporcell<sup>31</sup> (version 2.0.0), barcoded cells identified as doublets were  
562 removed from the scRNA-seq count matrix during pre-processing of the data. Additionally,  
563 Souporcell was used to perform genotype deconvolution using the GRCm38 reference  
564 genome<sup>44</sup>. Five genotypically distinct clusters (genotypes) were inferred based on variants in the  
565 sequenced reads. Genotype clusters were assigned their corresponding DO mouse ID by  
566 comparing allele calls made by the shared variants captured between Souporcell and GIGA-  
567 MUGA arrays previously performed on all mice in the cohort. DO mouse IDs were assigned by  
568 making a pairwise comparison between each Souporcell genotype cluster and GigaMUGA  
569 array. The comparison yielding the highest percentage of matching allele calls indicated the  
570 identity/genotype of each mouse (**Supplemental Data 4**).

571

## 572 **SCENIC**

573 pySCENIC (Single-Cell rEgulatory Network Inference and Clustering)<sup>33</sup> (version 0.11.2) was  
574 used to infer gene regulatory networks. A fully-processed Seurat object containing cell-type  
575 annotations was transformed into a loom file by using SeuratDisk<sup>49</sup> (version 0.0.0.9019). The  
576 loom file was subsequently used as input to the SCENIC workflow<sup>50</sup>. In brief, gene regulatory  
577 networks (GRNs) were built using GRNBoost<sup>51</sup> to identify potential gene targets for each  
578 transcription factor (TF) based on co-expression. CisTarget<sup>52</sup> was then used to select potential  
579 direct target genes of the governing TF of the co-expression modules. (**Supplemental Data 5**).

580 The activity of the final regulons were calculated using AUCell<sup>33</sup> (**Supplemental Data 6**).

581 Regulon specificity score (RSS) is based on Jensen-Shannon divergence, as described in<sup>53</sup>

582 (**Supplemental Data 8**). Stable cell states were identified by analyzing the most active and

583 specific regulons for each cluster as well as associated target genes.

584

## 585 **CELLECT**

586 CELLECT<sup>34</sup> (Cell-type Expression-specific integration for Complex Traits) (version 1.1.0) was

587 used to identify likely etiologic cell-types underlying complex traits of both the BMSC-OBs and

588 Zhong et al. (2020) datasets. CELLECT quantifies the association between the GWAS signal

589 and cell-type expression specificity using the S-LDSC genetic prioritization model<sup>54</sup>. Summary

590 statistics from the UK Biobank eBMD and Fracture GWAS<sup>3</sup> (Data Release 2018) and cell-type

591 annotations from each scRNA-seq dataset were used as input. Cell-type expression specificities

592 were estimated using CELLEX<sup>34</sup> (CELL-type EXpression-specificity) (version 1.2.1). The

593 CELLECT output prioritizes likely etiologic cell-types for BMD (**Table 1**).

594

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