



101 Barclay Street, 8West  
New York, NY 10286

Officer: Maria Tokarz  
212-815-4595  
Associate: Tiffany Barnes  
212-815-3652

**CWMBS, Inc.**  
**Alternative Loan Trust 2006-OA1**  
**Mortgage Pass-Through Certificates, Series 2006-OA1**

*Certificateholder Monthly Distribution Summary*

Class	Cusip	Class Description	Certificate Rate Type	Beginning Balance	Pass Through Rate (%)	Principal Distribution	Interest Distribution	Total Distribution	Current Realized Losses	Ending Balance	Cumulative Realized Losses
1A1	126694ZX9	Senior	Var-Act/360	107,823,000.00	4.815000	242,690.48	288,426.53	531,117.01	0.00	107,580,309.52	0.00
1A2	126694ZY7	Senior	Var-Act/360	44,926,000.00	4.905000	101,120.47	122,423.35	223,543.82	0.00	44,824,879.53	0.00
1A3	126694ZZ4	Senior	Var-Act/360	26,955,000.00	4.965000	60,670.93	74,350.88	135,021.81	0.00	26,894,329.07	0.00
<b>1X</b>				<b>0.00</b>	<b>1.594904</b>	<b>0.00</b>	<b>268,362.05</b>	<b>268,362.05</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>1X-1</b>	126694A24	Strip IO	Var-30/360	179,704,000.00	1.714553	0.00	256,760.08	256,760.08	0.00	179,299,518.12	0.00
<b>1X-2</b>	126694A24	Strip PO	Var-30/360	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00
<b>1X-3</b>	126694A24	Strip IO	Var-30/360	22,210,640.44	0.626833	0.00	11,601.97	11,601.97	0.00	22,197,169.95	0.00
<b>1X-4</b>	126694A24	Strip PO	Var-30/360	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00
2A1	126694A32	Senior	Var-Act/360	462,574,000.00	4.815000	1,060,635.33	1,237,385.45	2,298,020.78	0.00	461,513,364.67	0.00
2A2	126694A40	Senior	Var-Act/360	192,739,000.00	4.915000	441,931.01	526,284.55	968,215.55	0.00	192,297,068.99	0.00
2A3	126694A57	Senior	Var-Act/360	115,644,000.00	4.975000	265,159.98	319,627.17	584,787.15	0.00	115,378,840.02	0.00
<b>2X</b>				<b>0.00</b>	<b>1.043341</b>	<b>0.00</b>	<b>753,156.87</b>	<b>753,156.87</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>
<b>2X-1</b>	126694C30	Strip IO	Var-30/360	770,957,000.00	1.094819	0.00	703,382.29	703,382.29	0.00	769,189,273.68	0.00
<b>2X-2</b>	126694C30	Strip PO	Var-30/360	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00
<b>2X-3</b>	126694C30	Strip IO	Var-30/360	95,287,713.12	0.626833	0.00	49,774.58	49,774.58	0.00	95,207,768.06	0.00
<b>2X-4</b>	126694C30	Strip PO	Var-30/360	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00
AR	126694C22	Senior	Var-30/360	100.00	0.000000	100.00	0.87	100.87	0.00	0.00	0.00
P1	126694C48	Prepay Penalties	Var-Act/360	100.00	0.000000	0.00	0.00	0.00	0.00	100.00	0.00
M1	126694A65	Mezzanine	Var-Act/360	26,704,000.00	5.085000	21,207.96	75,438.80	96,646.76	0.00	26,682,792.04	0.00
M2	126694A73	Mezzanine	Var-Act/360	21,363,000.00	5.125000	16,966.21	60,825.21	77,791.42	0.00	21,346,033.79	0.00
M3	126694A81	Mezzanine	Var-Act/360	5,340,000.00	5.175000	4,240.96	15,352.50	19,593.46	0.00	5,335,759.04	0.00
M4	126694A99	Mezzanine	Var-Act/360	10,681,000.00	5.525000	8,482.71	32,784.74	41,267.44	0.00	10,672,517.29	0.00
M5	126694B23	Mezzanine	Var-Act/360	5,340,000.00	5.605000	4,240.96	16,628.17	20,869.12	0.00	5,335,759.04	0.00
M6	126694B31	Mezzanine	Var-Act/360	5,340,000.00	5.705000	4,240.96	16,924.83	21,165.79	0.00	5,335,759.04	0.00
M7	126694B49	Mezzanine	Var-Act/360	5,340,000.00	6.605000	4,240.96	19,594.83	23,835.79	0.00	5,335,759.04	0.00
M8	126694B56	Mezzanine	Var-Act/360	2,670,000.00	6.605000	2,120.48	9,797.42	11,917.90	0.00	2,667,879.52	0.00
M9	126694B64	Mezzanine	Var-Act/360	5,340,000.00	6.605000	4,240.96	19,594.83	23,835.79	0.00	5,335,759.04	0.00
B1	126694B72	Junior	Var-Act/360	9,079,000.00	6.605000	7,210.42	33,314.89	40,525.31	0.00	9,071,789.58	0.00
B2	126694B80	Junior	Var-Act/360	11,749,000.00	6.605000	9,330.90	43,112.30	52,443.20	0.00	11,739,669.10	0.00
B3	126694B98	Junior	Var-Act/360	8,552,253.56	6.605000	6,792.09	31,382.02	38,174.10	0.00	8,545,461.47	0.00
Totals				1,068,159,453.56		2,265,623.77	3,964,768.26	6,230,391.99	0.00	1,065,893,829.79	0.00



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**CWMBS, Inc.**  
**Alternative Loan Trust 2006-OA1**  
**Mortgage Pass-Through Certificates, Series 2006-OA1**

*Principal Distribution Detail*

Class	Cusip	Original Certificate Balance	Beginning Certificate Balance	Scheduled Principal Distribution	Net Principal Distribution	Deferred Interest	Current Realized Losses	Ending Certificate Balance	Ending Certificate Factor
1A1	126694ZX9	107,823,000.00	107,823,000.00	242,690.48	242,690.48	0.00	0.00	107,580,309.52	0.99774917707
1A2	126694ZY7	44,926,000.00	44,926,000.00	101,120.47	101,120.47	0.00	0.00	44,824,879.53	0.99774917707
1A3	126694ZZ4	26,955,000.00	26,955,000.00	60,670.93	60,670.93	0.00	0.00	26,894,329.07	0.99774917707
<b>1X</b>		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00000000000</b>
<b>1X-1</b>	126694A24	179,704,000.00	179,704,000.00	0.00	0.00	0.00	0.00	179,299,518.12	0.99774917707
<b>1X-2</b>	126694A24	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00000000000
<b>1X-3</b>	126694A24	22,210,640.44	22,210,640.44	0.00	0.00	0.00	0.00	22,197,169.95	0.99939351207
<b>1X-4</b>	126694A24	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00000000000
2A1	126694A32	462,574,000.00	462,574,000.00	1,060,635.33	1,060,635.33	0.00	0.00	461,513,364.67	0.99770710128
2A2	126694A40	192,739,000.00	192,739,000.00	441,931.01	441,931.01	0.00	0.00	192,297,068.99	0.99770710128
2A3	126694A57	115,644,000.00	115,644,000.00	265,159.98	265,159.98	0.00	0.00	115,378,840.02	0.99770710128
<b>2X</b>		<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00</b>	<b>0.00000000000</b>
<b>2X-1</b>	126694C30	770,957,000.00	770,957,000.00	0.00	0.00	0.00	0.00	769,189,273.68	0.99770710128
<b>2X-2</b>	126694C30	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00000000000
<b>2X-3</b>	126694C30	95,287,713.12	95,287,713.12	0.00	0.00	0.00	0.00	95,207,768.06	0.99916101398
<b>2X-4</b>	126694C30	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00000000000
AR	126694C22	100.00	100.00	100.00	100.00	0.00	0.00	0.00	0.00000000000
P1	126694C48	100.00	100.00	0.00	0.00	0.00	0.00	100.00	1.00000000000
M1	126694A65	26,704,000.00	26,704,000.00	21,207.96	21,207.96	0.00	0.00	26,682,792.04	0.99920581335
M2	126694A73	21,363,000.00	21,363,000.00	16,966.21	16,966.21	0.00	0.00	21,346,033.79	0.99920581335
M3	126694A81	5,340,000.00	5,340,000.00	4,240.96	4,240.96	0.00	0.00	5,335,759.04	0.99920581335
M4	126694A99	10,681,000.00	10,681,000.00	8,482.71	8,482.71	0.00	0.00	10,672,517.29	0.99920581335
M5	126694B23	5,340,000.00	5,340,000.00	4,240.96	4,240.96	0.00	0.00	5,335,759.04	0.99920581335
M6	126694B31	5,340,000.00	5,340,000.00	4,240.96	4,240.96	0.00	0.00	5,335,759.04	0.99920581335
M7	126694B49	5,340,000.00	5,340,000.00	4,240.96	4,240.96	0.00	0.00	5,335,759.04	0.99920581335
M8	126694B56	2,670,000.00	2,670,000.00	2,120.48	2,120.48	0.00	0.00	2,667,879.52	0.99920581335
M9	126694B64	5,340,000.00	5,340,000.00	4,240.96	4,240.96	0.00	0.00	5,335,759.04	0.99920581335
B1	126694B72	9,079,000.00	9,079,000.00	7,210.42	7,210.42	0.00	0.00	9,071,789.58	0.99920581335
B2	126694B80	11,749,000.00	11,749,000.00	9,330.90	9,330.90	0.00	0.00	11,739,669.10	0.99920581335
B3	126694B98	8,552,253.56	8,552,253.56	6,792.09	6,792.09	0.00	0.00	8,545,461.47	0.99920581335
Totals		1,068,159,453.56	1,068,159,453.56	2,265,623.77	2,265,623.77	0.00	0.00	1,065,893,829.79	



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**CWMBS, Inc.**  
**Alternative Loan Trust 2006-OA1**  
**Mortgage Pass-Through Certificates, Series 2006-OA1**

*Interest Distribution Detail*

Class	Beginning Certificate Balance	Pass Through Rate (%)	Current Interest	Deferred Interest	Total Interest Due	Net Rate Carryover Paid	Net Interest Shortfall	Interest Paid	Net Rate Carryover After Dist.
1A1	107,823,000.00	4.815000	288,426.53	0.00	288,426.53	0.00	0.00	288,426.53	0.00
1A2	44,926,000.00	4.905000	122,423.35	0.00	122,423.35	0.00	0.00	122,423.35	0.00
1A3	26,955,000.00	4.965000	74,350.88	0.00	74,350.88	0.00	0.00	74,350.88	0.00
<b>1X</b>	<b>0.00</b>	<b>1.594904</b>	<b>268,362.05</b>	<b>0.00</b>	<b>268,362.05</b>	<b>0.00</b>	<b>0.00</b>	<b>268,362.05</b>	<b>0.00</b>
<b>1X-1</b>	179,704,000.00	1.714553	256,760.08	0.00	256,760.08	0.00	0.00	256,760.08	0.00
<b>1X-2</b>	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>1X-3</b>	22,210,640.44	0.626833	11,601.97	0.00	11,601.97	0.00	0.00	11,601.97	0.00
<b>1X-4</b>	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00
2A1	462,574,000.00	4.815000	1,237,385.45	0.00	1,237,385.45	0.00	0.00	1,237,385.45	0.00
2A2	192,739,000.00	4.915000	526,284.55	0.00	526,284.55	0.00	0.00	526,284.55	0.00
2A3	115,644,000.00	4.975000	319,627.17	0.00	319,627.17	0.00	0.00	319,627.17	0.00
<b>2X</b>	<b>0.00</b>	<b>1.043341</b>	<b>753,156.87</b>	<b>0.00</b>	<b>753,156.87</b>	<b>0.00</b>	<b>0.00</b>	<b>753,156.87</b>	<b>0.00</b>
<b>2X-1</b>	770,957,000.00	1.094819	703,382.29	0.00	703,382.29	0.00	0.00	703,382.29	0.00
<b>2X-2</b>	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00
<b>2X-3</b>	95,287,713.12	0.626833	49,774.58	0.00	49,774.58	0.00	0.00	49,774.58	0.00
<b>2X-4</b>	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00
AR	100.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.87	0.00
P1	100.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00
M1	26,704,000.00	5.085000	75,438.80	0.00	75,438.80	0.00	0.00	75,438.80	0.00
M2	21,363,000.00	5.125000	60,825.21	0.00	60,825.21	0.00	0.00	60,825.21	0.00
M3	5,340,000.00	5.175000	15,352.50	0.00	15,352.50	0.00	0.00	15,352.50	0.00
M4	10,681,000.00	5.525000	32,784.74	0.00	32,784.74	0.00	0.00	32,784.74	0.00
M5	5,340,000.00	5.605000	16,628.17	0.00	16,628.17	0.00	0.00	16,628.17	0.00
M6	5,340,000.00	5.705000	16,924.83	0.00	16,924.83	0.00	0.00	16,924.83	0.00
M7	5,340,000.00	6.605000	19,594.83	0.00	19,594.83	0.00	0.00	19,594.83	0.00
M8	2,670,000.00	6.605000	9,797.42	0.00	9,797.42	0.00	0.00	9,797.42	0.00
M9	5,340,000.00	6.605000	19,594.83	0.00	19,594.83	0.00	0.00	19,594.83	0.00
B1	9,079,000.00	6.605000	33,314.89	0.00	33,314.89	0.00	0.00	33,314.89	0.00
B2	11,749,000.00	6.605000	43,112.30	0.00	43,112.30	0.00	0.00	43,112.30	0.00
B3	8,552,253.56	6.605000	31,382.02	0.00	31,382.02	0.00	0.00	31,382.02	0.00
Totals	1,068,159,453.56		3,964,767.39	0.00	3,964,767.39	0.00	0.00	3,964,768.26	0.00



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**CWMBS, Inc.**  
**Alternative Loan Trust 2006-OA1**  
**Mortgage Pass-Through Certificates, Series 2006-OA1**

*Current Payment Information*  
*Factors per \$1,000*

Class	Cusip	Original Certificate Balance	Beginning Certificate Balance	Principal Distribution	Interest Distribution	Ending Certificate Balance	Pass Through Rate (%)
1A1	126694ZX9	107,823,000.00	1,000.000000000	2.250822935	2.675000000	997.749177065	4.815000
1A2	126694ZY7	44,926,000.00	1,000.000000000	2.250822935	2.725000000	997.749177065	4.905000
1A3	126694ZZ4	26,955,000.00	1,000.000000000	2.250822935	2.758333333	997.749177065	4.965000
<b>1X</b>		<b>0.00</b>	<b>0.000000000</b>	<b>0.000000000</b>	<b>1.329086635</b>	<b>0.000000000</b>	<b>1.594904</b>
<b>1X-1</b>	126694A24	179,704,000.00	1,000.000000000	0.000000000	1.428794472	997.749177065	1.714553
<b>1X-2</b>	126694A24	0.00	0.000000000	0.000000000	0.000000000	0.000000000	0.000000
<b>1X-3</b>	126694A24	22,210,640.44	1,000.000000000	0.000000000	0.522360936	999.393512070	0.626833
<b>1X-4</b>	126694A24	0.00	0.000000000	0.000000000	0.000000000	0.000000000	0.000000
2A1	126694A32	462,574,000.00	1,000.000000000	2.292898724	2.675000000	997.707101276	4.815000
2A2	126694A40	192,739,000.00	1,000.000000000	2.292898724	2.730555556	997.707101276	4.915000
2A3	126694A57	115,644,000.00	1,000.000000000	2.292898724	2.763888889	997.707101276	4.975000
<b>2X</b>		<b>0.00</b>	<b>0.000000000</b>	<b>0.000000000</b>	<b>0.869450467</b>	<b>0.000000000</b>	<b>1.043341</b>
<b>2X-1</b>	126694C30	770,957,000.00	1,000.000000000	0.000000000	0.912349571	997.707101276	1.094819
<b>2X-2</b>	126694C30	0.00	0.000000000	0.000000000	0.000000000	0.000000000	0.000000
<b>2X-3</b>	126694C30	95,287,713.12	1,000.000000000	0.000000000	0.522360936	999.161013985	0.626833
<b>2X-4</b>	126694C30	0.00	0.000000000	0.000000000	0.000000000	0.000000000	0.000000
AR	126694C22	100.00	1,000.000000000	1,000.000000000	8.650513330	0.000000000	0.000000
P1	126694C48	100.00	1,000.000000000	0.000000000	0.000000000	1,000.000000000	0.000000
M1	126694A65	26,704,000.00	1,000.000000000	0.794186647	2.825000000	999.205813353	5.085000
M2	126694A73	21,363,000.00	1,000.000000000	0.794186647	2.847222222	999.205813353	5.125000
M3	126694A81	5,340,000.00	1,000.000000000	0.794186647	2.875000000	999.205813353	5.175000
M4	126694A99	10,681,000.00	1,000.000000000	0.794186647	3.069444444	999.205813353	5.525000
M5	126694B23	5,340,000.00	1,000.000000000	0.794186647	3.113888889	999.205813353	5.605000
M6	126694B31	5,340,000.00	1,000.000000000	0.794186647	3.169444444	999.205813353	5.705000
M7	126694B49	5,340,000.00	1,000.000000000	0.794186647	3.669444444	999.205813353	6.605000
M8	126694B56	2,670,000.00	1,000.000000000	0.794186647	3.669444444	999.205813353	6.605000
M9	126694B64	5,340,000.00	1,000.000000000	0.794186647	3.669444444	999.205813353	6.605000
B1	126694B72	9,079,000.00	1,000.000000000	0.794186647	3.669444444	999.205813353	6.605000
B2	126694B80	11,749,000.00	1,000.000000000	0.794186647	3.669444444	999.205813353	6.605000
B3	126694B98	8,552,253.56	1,000.000000000	0.794186647	3.669444444	999.205813352	6.605000
Totals		1,068,159,453.56	1,000.000000000	2.121053896	3.711775659	997.878946104	



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**Alternative Loan Trust 2006-OA1**  
**Mortgage Pass-Through Certificates, Series 2006-OA1**

**Pool Level Data**

Distribution Date		3/20/06
Cut-off Date		2/ 1/06
Record Date		2/28/06
Determination Date		3/22/06
LIBOR Determination Date		2/24/06
Accrual Period 30/360	Begin	2/ 1/06
	End	3/ 1/06
Number of Days in 30/360 Accrual Period		30
Accrual Period Actual Days	Begin	2/28/06
	End	3/20/06
Number of Days in Actual Accrual Period		20

**Index**

One-Month Libor Rate	4.6050000%
----------------------	------------

**Collateral Detail**

**Original Mortgage Loan Details**

	<u><b>Group I</b></u>	<u><b>Group II</b></u>	<u><b>Total</b></u>
Aggregate Loan Count	757	2,136	2,893
Stated Principal Balance	201,914,640.44	866,244,713.12	1,068,159,353.56
Weighted Average Mortgage Rate	5.36340%	4.73498%	
Weighted Average Net Mortgage Rate	4.95455%	4.33749%	
Weighted Average Remaining Term	370	379	



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**CWMBS, Inc.**  
**Alternative Loan Trust 2006-OA1**  
**Mortgage Pass-Through Certificates, Series 2006-OA1**

**Current Mortgage Loan Details**

	<u><b>Group I</b></u>	<u><b>Group II</b></u>	<u><b>Total</b></u>
Beginning Aggregate Loan Count	759	2,143	2,902
Loans Paid Off or otherwise removed pursuant to the PSA	<u>2</u>	<u>7</u>	<u>9</u>
Ending Aggregate Loan Count	757	2,136	2,893
Beginning Pool Stated Principal Balance	201,914,640.44	866,244,713.12	1,068,159,353.56
Scheduled Principal	121,550.25	726,767.20	848,317.45
Negative Amortization	-338,570.00	-1,234,996.18	-1,573,566.18
Unscheduled Principal	634,972.12	2,355,900.36	2,990,872.48
Realized Principal Losses	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Ending Pool Stated Principal Balance	201,496,688.07	864,397,041.74	1,065,893,729.81
Beginning Weighted Average Mortgage Rate	5.36340%	4.73498%	
Beginning Weighted Average Net Mortgage Rate	4.95455%	4.33749%	
Ending Weighted Average Mortgage Rate	5.36464%	4.73486%	
Ending Weighted Average Net Mortgage Rate	4.95569%	4.33731%	
Beginning Weighted Average Remaining Term to Maturity	370	379	
Ending Weighted Average Remaining Term to Maturity	369	378	
Subordinate Portions	22,210,540.44	95,287,713.12	117,498,253.56



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**Delinquency Information**

Delinquency Information

	30-59 Days				60-89 Days				90+ Days			
	Count	Count %	Balance	Balance %	Count	Count %	Balance	Balance %	Count	Count %	Balance	Balance %
Group 1	7	0.92470%	1,958,868.64	0.97216%	0	0.00000%	0.00	0.00000%	0	0.00000%	0.00	0.00000%
Group 2	39	1.82584%	16,100,525.03	1.86263%	0	0.00000%	0.00	0.00000%	0	0.00000%	0.00	0.00000%
<b>Total</b>	<b>46</b>	<b>1.59004%</b>	<b>18,059,393.67</b>	<b>1.69430%</b>	<b>0</b>	<b>0.00000%</b>	<b>0.00</b>	<b>0.00000%</b>	<b>0</b>	<b>0.00000%</b>	<b>0.00</b>	<b>0.00000%</b>

  

	Foreclosure				Bankruptcy				REO			
	Count	Count %	Balance	Balance %	Count	Count %	Balance	Balance %	Count	Count %	Balance	Balance %
Group 1	0	0.00000%	0.00	0.00000%	0	0.00000%	0.00	0.00000%	0	0.00000%	0.00	0.00000%
Group 2	0	0.00000%	0.00	0.00000%	1	0.04682%	294,620.04	0.03408%	0	0.00000%	0.00	0.00000%
<b>Total</b>	<b>0</b>	<b>0.00000%</b>	<b>0.00</b>	<b>0.00000%</b>	<b>1</b>	<b>0.03457%</b>	<b>294,620.04</b>	<b>0.02764%</b>	<b>0</b>	<b>0.00000%</b>	<b>0.00</b>	<b>0.00000%</b>

**60+ Delinquency, Foreclosure, Bankruptcy & REO Totals**

	<b>Group I</b>	<b>Group II</b>	<b>Total</b>
Current	0.00	294,620.04	294,620.04
One-Month Prior	0.00	0.00	0.00
Two-Month Prior	0.00	0.00	0.00
Three-Month Prior	0.00	0.00	0.00
Four-Month Prior	0.00	0.00	0.00
Five-Month Prior	0.00	0.00	0.00
60+ Delinquency Average	0.00	0.00	
Passing Delinquency Stepdown Requirement	YES	YES	



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<b>Negative Amortization Detail</b>
-------------------------------------

	<u><b>Group I</b></u>	<u><b>Group II</b></u>	<u><b>Total</b></u>
Deferred Interest	338,570.00	1,234,996.18	1,573,566.18
Principal Prepayment Amount	634,972.12	2,355,900.36	2,990,872.48
Net Deferred Interest	0.00	0.00	0.00
 Adjusted Cap Rate for LIBOR Certs	 7.43183%	 6.50623%	
 Adjusted Cap Rate for Subordinate Certs	 6.68119%		
Adjusted Cap Rate for 1X-IO-1	1.71455%		
Adjusted Cap Rate for 1X-IO-2	0.62683%		
Adjusted Cap Rate for 2X-IO-1	1.09482%		
Adjusted Cap Rate for 2X-IO-2	0.62683%		

Please see page 2 (Principal Detail) or page 3 (Interest Detail) for information about bond level allocation of Net Deferred Interest.





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**Available Funds**

**Interest**

	<b>Group I</b>	<b>Group II</b>	<b>Total</b>
Scheduled Interest	901,836.11	3,412,935.44	4,314,771.55
Less: Master Servicer Fee	62,477.30	265,592.27	328,069.57
Less: Trustee Fee	1,514.36	6,496.84	8,011.20
Less: Mortgage Loan Premiums	<u>4,180.30</u>	<u>9,742.25</u>	<u>13,922.55</u>
Total Interest Available	833,664.16	3,131,104.08	3,964,768.24

**Principal**

	<b>Group I</b>	<b>Group II</b>	<b>Total</b>
Scheduled Principal	121,550.25	726,767.20	848,317.45
Negative Amortization	-338,570.00	-1,234,996.18	-1,573,566.18
Paid in Full Principal	599,646.63	2,373,586.80	2,973,233.43
Curtailement Principal	35,325.49	-17,686.44	17,639.05
Liquidation Principal	0.00	0.00	0.00
Repurchased Principal	0.00	0.00	0.00
Substitution Adjustment Principal	0.00	0.00	0.00
Unanticipated Principal Recoveries	0.00	0.00	0.00
Remaining Amounts in Supplemental Account	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Total Principal Available	<u>417,952.37</u>	<u>1,847,671.38</u>	<u>2,265,623.75</u>

**Total Available Funds**

**1,255,796.83      4,988,517.71      6,244,314.54**



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<b>Certificate Account</b>
----------------------------

	Beginning Balance	0.00
Deposits	Remittance Amount	6,238,403.18
	Other Deposits required by the PSA	0.00
	Total Deposits	6,238,403.18
Withdrawals	Available Funds, to the Distribution Account	6,230,391.99
	Trustee Fee	<u>8,011.20</u>
	Total Withdrawals	<u>6,238,403.18</u>
	Ending Balance	0.00

<b>Distribution Account</b>
-----------------------------

	Beginning Balance	0.00
Deposits	Available Funds	6,230,391.99
	Other Deposits Required by the PSA	0.00
	Total Deposits	6,230,391.99
Withdrawals	Payments of Principal & Interest to the Classes	<u>6,230,391.99</u>
	Ending Balance	0.00



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Carryover Shortfall Reserve	
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Beginning Balance	1,000.00
Deposits	1,022,518.92
Withdrawals	1,022,518.92
Ending Balance	1,000.00



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**Fees of the Trust**

	<u><b>Group I</b></u>	<u><b>Group II</b></u>	<u><b>Total</b></u>
Gross Master Servicing Fee	63,098.33	270,701.47	333,799.80
Net Master Servicing Fee	62,477.30	265,592.27	328,069.57
Trustee Fee	1,514.36	6,496.84	8,011.20
LPMI	<u>4,180.30</u>	<u>9,742.25</u>	<u>13,922.55</u>
Total Net Loan Fees	68,171.95	281,831.36	350,003.31

**Servicer Advances**

	<u><b>Group I</b></u>	<u><b>Group II</b></u>
Principal Advances	-2,288.41	-36,209.09
Interest Advances	9,284.13	95,072.71
Reimbursement for Principal & Interest Advances	0.00	0.00
Reimbursement for Nonrecoverable Advances	<u>0.00</u>	<u>0.00</u>
Total Advances	6,995.72	58,863.62



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**Mortgage Prepayment Details**

	<u><b>Group I</b></u>	<u><b>Group II</b></u>
Principal Balance of Loans Paid in Full	599,646.63	2,373,586.80
Prepayment Interest Excess	0.00	0.00
Prepayment Interest Shortfall	621.03	5,109.20
Compensating Interest	621.03	5,109.20
Non-Supported Prepayment Interest Shortfall	0.00	0.00
Prepayment Charges	0.00	0.00
CPR %	3.705%	3.213%
SMM %	0.314%	0.272%

**Loan Substitution**

	<u><b>Group I</b></u>	<u><b>Group II</b></u>	<u><b>Total</b></u>
Aggregate Stated of Principal Balances Removed	0.00	0.00	0.00
Aggregate Stated of Principal Balance Added	0.00	0.00	0.00
Aggregate Principal Substitution Shortfall Amount	0.00	0.00	0.00



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**Principal Distribution Amounts**

**Senior and Subordinate Percentages**

	<b>Group I</b>	<b>Group II</b>
Senior Percentage Original	0.00000%	0.00000%
Senior Prepayment Percentage Original	0.00000%	0.00000%
Senior Percentage	0.00000%	0.00000%
Senior Prepayment Percentage	0.00000%	0.00000%
Subordinate Percentages	0.00000%	0.00000%
Subordinate Prepayment Percentage	0.00000%	0.00000%

**Principal Distribution Amounts**

	<b><u>Group I</u></b>	<b><u>Group II</u></b>	<b><u>Total</u></b>
Senior Principal Distribution Amount	404,581.88	1,767,726.32	2,172,308.21
Subordinate Principal Distribution Amount	<u>13,370.49</u>	<u>79,945.06</u>	<u>93,315.54</u>
Total Principal Distribution Amount	417,952.37	1,847,671.38	2,265,623.75
Two Times Test	NO	NO	

**Realized Loss Detail**

	<b><u>Group I</u></b>	<b><u>Group II</u></b>	<b><u>Total</u></b>
Current Period Realized Losses	0.00	0.00	0.00
Cumulative Realized Losses	0.00	0.00	0.00
Total Liquidated Loan Balance	0.00	0.00	0.00
Total Liquidated Proceeds	0.00	0.00	0.00
Subsequent Recoveries	0.00	0.00	0.00
Passing Cumulative Loss Test	YES	YES	

<b><u>Group</u></b>	<b><u>Loan ID</u></b>	<b><u>Liquidation Balance</u></b>	<b><u>Liquidation Proceeds</u></b>	<b><u>Realized Loss</u></b>
Group I	N/A			
Group II	N/A			



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**Group**

**Loan ID**

**Liquidation Balance**

**Liquidation Proceeds**

**Realized Loss**



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**Mortgage Pass-Through Certificates, Series 2006-OA1**

**Group I**

<u>Issuance Face</u>		<u>Number of Items</u>	<u>Percent of Items</u>	<u>Principal Balance</u>	<u>Percent of Balance</u>
< =	0.00	0	0.000	0.00	0.000
0.00 -	100,000.00	23	3.038	1,893,644.06	0.940
100,000.00 -	200,000.00	168	22.193	26,612,140.85	13.207
200,000.00 -	300,000.00	292	38.573	72,518,144.12	35.990
300,000.00 -	400,000.00	236	31.176	82,531,984.86	40.959
400,000.00 -	500,000.00	27	3.567	11,382,714.92	5.649
500,000.00 -	600,000.00	6	0.793	3,232,269.16	1.604
600,000.00 -	700,000.00	4	0.528	2,613,133.36	1.297
700,000.00 -	800,000.00	1	0.132	712,656.74	0.354
800,000.00 -	900,000.00	0	0.000	0.00	0.000
900,000.00 -	1,000,000.00	0	0.000	0.00	0.000
1,000,000.00 -	1,100,000.00	0	0.000	0.00	0.000
1,100,000.00 -	1,200,000.00	0	0.000	0.00	0.000
1,200,000.00 -	1,300,000.00	0	0.000	0.00	0.000
1,300,000.00 -	1,400,000.00	0	0.000	0.00	0.000
1,400,000.00 -	1,500,000.00	0	0.000	0.00	0.000
1,500,000.00 -	1,600,000.00	0	0.000	0.00	0.000
1,600,000.00 -	1,700,000.00	0	0.000	0.00	0.000
1,700,000.00 -	1,800,000.00	0	0.000	0.00	0.000
1,800,000.00 -	1,900,000.00	0	0.000	0.00	0.000
1,900,000.00 -	2,000,000.00	0	0.000	0.00	0.000
>	2,000,000.00	0	0.000	0.00	0.000
<b>Wgt Ave / Total:</b>		<b>757</b>	<b>100.000</b>	<b>201,496,688.07</b>	<b>100.000</b>

**Group II**

<u>Issuance Face</u>		<u>Number of Items</u>	<u>Percent of Items</u>	<u>Principal Balance</u>	<u>Percent of Balance</u>
< =	0.00	0	0.000	0.00	0.000
0.00 -	100,000.00	61	2.856	4,598,437.90	0.532
100,000.00 -	200,000.00	389	18.212	61,920,259.73	7.163
200,000.00 -	300,000.00	440	20.599	110,373,098.91	12.769
300,000.00 -	400,000.00	365	17.088	126,993,860.37	14.692
400,000.00 -	500,000.00	340	15.918	153,385,674.39	17.745





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**Mortgage Pass-Through Certificates, Series 2006-OA1**

<u>Issuance Face</u>			Number of Items	Percent of Items	Principal Balance	Percent of Balance
500,000.00	-	600,000.00	185	8.661	101,306,634.45	11.720
600,000.00	-	700,000.00	156	7.303	100,780,072.06	11.659
700,000.00	-	800,000.00	47	2.200	34,886,123.37	4.036
800,000.00	-	900,000.00	38	1.779	32,521,358.03	3.762
900,000.00	-	1,000,000.00	51	2.388	49,519,188.49	5.729
1,000,000.00	-	1,100,000.00	13	0.609	13,597,591.87	1.573
1,100,000.00	-	1,200,000.00	11	0.515	12,684,950.61	1.467
1,200,000.00	-	1,300,000.00	7	0.328	8,646,755.81	1.000
1,300,000.00	-	1,400,000.00	7	0.328	9,442,247.09	1.092
1,400,000.00	-	1,500,000.00	9	0.421	13,105,886.98	1.516
1,500,000.00	-	1,600,000.00	5	0.234	7,747,611.20	0.896
1,600,000.00	-	1,700,000.00	0	0.000	0.00	0.000
1,700,000.00	-	1,800,000.00	3	0.140	5,242,496.61	0.606
1,800,000.00	-	1,900,000.00	2	0.094	3,690,703.58	0.427
1,900,000.00	-	2,000,000.00	7	0.328	13,954,090.29	1.614
>		2,000,000.00	0	0.000	0.00	0.000
Wgt Ave / Total:			2136	100.000	864,397,041.74	100.000

**Group I**

Issuance Coupon			Number of Items	Percent of Items	Principal Balance	Percent of Balance
< =		0.000000000000	0	0.000	0.00	0.000
0.000000000000	-	0.500000000000	0	0.000	0.00	0.000
0.500000000000	-	1.000000000000	51	6.737	15,126,352.39	7.507
1.000000000000	-	1.500000000000	75	9.908	22,204,206.69	11.020
1.500000000000	-	2.000000000000	55	7.266	16,503,041.22	8.190
2.000000000000	-	2.500000000000	15	1.982	3,711,396.66	1.842
2.500000000000	-	3.000000000000	3	0.396	561,524.59	0.279
3.000000000000	-	3.500000000000	4	0.528	1,107,963.61	0.550
3.500000000000	-	4.000000000000	0	0.000	0.00	0.000
4.000000000000	-	4.500000000000	0	0.000	0.00	0.000
4.500000000000	-	5.000000000000	0	0.000	0.00	0.000
5.000000000000	-	5.500000000000	1	0.132	154,812.26	0.077
5.500000000000	-	6.000000000000	3	0.396	823,284.07	0.409
6.000000000000	-	6.500000000000	75	9.908	19,714,561.92	9.784
6.500000000000	-	7.000000000000	266	35.139	68,684,251.02	34.087
7.000000000000	-	7.500000000000	186	24.571	47,006,763.73	23.329
7.500000000000	-	8.000000000000	19	2.510	4,700,420.01	2.333
8.000000000000	-	8.500000000000	3	0.396	1,022,464.99	0.507



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**Mortgage Pass-Through Certificates, Series 2006-OA1**

<u>Issuance Coupon</u>	<u>Number of Items</u>	<u>Percent of Items</u>	<u>Principal Balance</u>	<u>Percent of Balance</u>
8.500000000000 - 9.000000000000	1	0.132	175,644.91	0.087
9.000000000000 - 9.500000000000	0	0.000	0.00	0.000
9.500000000000 - 10.000000000000	0	0.000	0.00	0.000
> 10.000000000000	0	0.000	0.00	0.000
<b>Wgt Ave / Total:</b>	<b>757</b>	<b>100.000</b>	<b>201,496,688.07</b>	<b>100.000</b>

**Group II**

<u>Issuance Coupon</u>	<u>Number of Items</u>	<u>Percent of Items</u>	<u>Principal Balance</u>	<u>Percent of Balance</u>
< = 0.000000000000 - 0.000000000000	0	0.000	0.00	0.000
0.000000000000 - 0.500000000000	0	0.000	0.00	0.000
0.500000000000 - 1.000000000000	206	9.644	101,739,380.56	11.770
1.000000000000 - 1.500000000000	331	15.496	149,185,650.86	17.259
1.500000000000 - 2.000000000000	139	6.507	63,792,614.01	7.380
2.000000000000 - 2.500000000000	52	2.434	17,526,996.60	2.028
2.500000000000 - 3.000000000000	33	1.545	9,023,589.43	1.044
3.000000000000 - 3.500000000000	9	0.421	2,276,317.92	0.263
3.500000000000 - 4.000000000000	7	0.328	1,449,952.31	0.168
4.000000000000 - 4.500000000000	4	0.187	1,392,849.63	0.161
4.500000000000 - 5.000000000000	2	0.094	1,096,085.84	0.127
5.000000000000 - 5.500000000000	3	0.140	1,897,567.82	0.220
5.500000000000 - 6.000000000000	24	1.124	13,185,231.80	1.525
6.000000000000 - 6.500000000000	185	8.661	80,520,825.36	9.315
6.500000000000 - 7.000000000000	613	28.699	237,695,759.20	27.498
7.000000000000 - 7.500000000000	466	21.816	164,510,817.65	19.032
7.500000000000 - 8.000000000000	49	2.294	15,363,152.11	1.777
8.000000000000 - 8.500000000000	10	0.468	2,902,429.05	0.336
8.500000000000 - 9.000000000000	3	0.140	837,821.59	0.097
9.000000000000 - 9.500000000000	0	0.000	0.00	0.000
9.500000000000 - 10.000000000000	0	0.000	0.00	0.000
> 10.000000000000	0	0.000	0.00	0.000
<b>Wgt Ave / Total:</b>	<b>2136</b>	<b>100.000</b>	<b>864,397,041.74</b>	<b>100.000</b>

**Group I**



101 Barclay Street, 8West  
New York, NY 10286

Officer: Maria Tokarz  
212-815-4595  
Associate: Tiffany Barnes  
212-815-3652

**CWMBS, Inc.**  
**Alternative Loan Trust 2006-OA1**  
**Mortgage Pass-Through Certificates, Series 2006-OA1**

<u>Update Term</u>		<b>Number of Items</b>	<b>Percent of Items</b>	<b>Principal Balance</b>	<b>Percent of Balance</b>
< =	120	0	0.000	0.00	0.000
120 -	180	0	0.000	0.00	0.000
180 -	300	0	0.000	0.00	0.000
300 -	360	683	90.225	180,385,245.71	89.523
>	360	74	9.775	21,111,442.36	10.477
<b>Wgt Ave / Total:</b>		<b>757</b>	<b>100.000</b>	<b>201,496,688.07</b>	<b>100.000</b>

**Group II**

<u>Update Term</u>		<b>Number of Items</b>	<b>Percent of Items</b>	<b>Principal Balance</b>	<b>Percent of Balance</b>
< =	120	0	0.000	0.00	0.000
120 -	180	0	0.000	0.00	0.000
180 -	300	0	0.000	0.00	0.000
300 -	360	1807	84.597	713,846,893.39	82.583
>	360	329	15.403	150,550,148.35	17.417
<b>Wgt Ave / Total:</b>		<b>2136</b>	<b>100.000</b>	<b>864,397,041.74</b>	<b>100.000</b>