



101 Barclay Street, 8West
New York, NY 10286

Officer: Matthew Sabino
212-815-6093

Associate: Steven Chrysanthis
212-815-8318

CWALT, Inc.
Alternative Loan Trust 2006-OA7
Mortgage Pass-Through Certificates, Series 2006-OA7

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	02146BAA4	Senior	Var-30/360	49,236,018.89	6.558207	463,387.47	269,083.32	732,470.79	0.00	48,772,631.43	0.00
1A2	02146BAB2	Senior	Var-30/360	319,620,540.24	5.503000	3,008,126.08	1,465,726.53	4,473,852.60	0.00	316,612,414.16	0.00
1A3	02146BAC0	Senior	Var-30/360	159,810,270.12	5.503000	1,504,063.04	732,863.26	2,236,926.30	0.00	158,306,207.08	0.00
1A4	02146BAD8	Senior	Var-30/360	53,270,418.28	5.503000	501,357.44	244,289.26	745,646.70	0.00	52,769,060.85	0.00
1X	02146BAE6	Senior	Var-30/360	532,701,228.64	1.939207	0.00	860,848.13	860,848.13	0.00	527,687,682.09	0.00
2A1	02146BAF3	Senior	Var-30/360	218,716,176.30	5.503000	0.00	1,002,995.93	1,002,995.93	0.00	218,716,176.30	0.00
2A2	02146BAG1	Senior	Var-30/360	109,358,584.99	5.503000	0.00	501,500.24	501,500.24	0.00	109,358,584.99	0.00
2A3	02146BAH9	Senior	Var-30/360	36,452,530.43	5.503000	0.00	167,165.23	167,165.23	0.00	36,452,530.43	0.00
2X	02146BAJ5	Senior	Var-30/360	364,527,291.73	0.497413	0.00	151,100.51	151,100.51	0.00	364,527,291.73	0.00
3A1	02146BAK2	Senior	Var-Act/360	85,467,554.68	5.540000	4,580,117.93	394,575.21	4,974,693.14	0.00	80,887,436.75	0.00
3A2	02146BAL0	Senior	Var-Act/360	9,496,487.60	5.620000	508,906.96	44,475.22	553,382.17	0.00	8,987,580.65	0.00
AR	02146BAM8	Senior	Var-30/360	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00
C	02146BAV8	Residual	Var-30/360	5,917,224.92	0.000000	0.00	859,807.09	859,807.09	0.00	5,917,224.92	0.00
P1	02146BAW6	Prepay Penalties	Var-30/360	100.00	0.000000	0.00	207,325.39	207,325.39	0.00	100.00	0.00
P2	02146BAX4	Prepay Penalties	Var-30/360	100.00	0.000000	0.00	20,183.97	20,183.97	0.00	100.00	0.00
R-X	02146BAY2	Senior	Var-30/360	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00
M1	02146BAN6	Subordinate	Var-Act/360	35,180,000.00	5.720000	0.00	167,691.33	167,691.33	0.00	35,180,000.00	0.00
M2	02146BAP1	Subordinate	Var-Act/360	23,411,000.00	5.760000	0.00	112,372.80	112,372.80	0.00	23,411,000.00	0.00
M3	02146BAQ9	Subordinate	Var-Act/360	8,624,000.00	5.810000	0.00	41,754.53	41,754.53	0.00	8,624,000.00	0.00
M4	02146BAR7	Subordinate	Var-Act/360	12,786,000.00	6.130000	0.00	65,315.15	65,315.15	0.00	12,786,000.00	0.00
M5	02146BAS5	Subordinate	Var-Act/360	10,656,000.00	6.230000	0.00	55,322.40	55,322.40	0.00	10,656,000.00	0.00
M6	02146BAT3	Subordinate	Var-Act/360	8,443,000.00	7.080000	0.00	49,813.70	49,813.70	0.00	8,443,000.00	0.00
M7	02146BAU0	Subordinate	Var-Act/360	6,720,000.00	7.524502	0.00	43,848.00	43,848.00	0.00	6,720,000.00	0.00
Totals				2,050,394,526.82		10,565,958.92	7,458,057.20	18,024,016.10	0.00	2,034,815,021.38	0.00



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Alternative Loan Trust 2006-OA7
Mortgage Pass-Through Certificates, Series 2006-OA7

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	02146BAA4	50,000,000.00	49,236,018.89	463,387.47	463,387.47	0.00	0.00	48,772,631.43	0.97545262852
1A2	02146BAB2	324,580,000.00	319,620,540.24	3,008,126.08	3,008,126.08	0.00	0.00	316,612,414.16	0.97545262852
1A3	02146BAC0	162,290,000.00	159,810,270.12	1,504,063.04	1,504,063.04	0.00	0.00	158,306,207.08	0.97545262852
1A4	02146BAD8	54,097,000.00	53,270,418.28	501,357.44	501,357.44	0.00	0.00	52,769,060.85	0.97545262852
1X	02146BAE6	540,967,000.00	532,701,228.64	0.00	0.00	0.00	0.00	527,687,682.09	0.97545262852
2A1	02146BAF3	220,105,000.00	218,716,176.30	0.00	0.00	0.00	0.00	218,716,176.30	0.99369017650
2A2	02146BAG1	110,053,000.00	109,358,584.99	0.00	0.00	0.00	0.00	109,358,584.99	0.99369017650
2A3	02146BAH9	36,684,000.00	36,452,530.43	0.00	0.00	0.00	0.00	36,452,530.43	0.99369017650
2X	02146BAJ5	366,842,000.00	364,527,291.73	0.00	0.00	0.00	0.00	364,527,291.73	0.99369017650
3A1	02146BAK2	102,509,000.00	85,467,554.68	4,580,117.93	4,580,117.93	0.00	0.00	80,887,436.75	0.78907643965
3A2	02146BAL0	11,390,000.00	9,496,487.60	508,906.96	508,906.96	0.00	0.00	8,987,580.65	0.78907643965
AR	02146BAM8	100.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00000000000
C	02146BAV8	5,916,984.00	5,917,224.92	0.00	0.00	0.00	0.00	5,917,224.92	1.00004071745
P1	02146BAW6	100.00	100.00	0.00	0.00	0.00	0.00	100.00	1.00000000000
P2	02146BAX4	100.00	100.00	0.00	0.00	0.00	0.00	100.00	1.00000000000
R-X	02146BAY2	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00000000000
M1	02146BAN6	35,180,000.00	35,180,000.00	0.00	0.00	0.00	0.00	35,180,000.00	1.00000000000
M2	02146BAP1	23,411,000.00	23,411,000.00	0.00	0.00	0.00	0.00	23,411,000.00	1.00000000000
M3	02146BAQ9	8,624,000.00	8,624,000.00	0.00	0.00	0.00	0.00	8,624,000.00	1.00000000000
M4	02146BAR7	12,786,000.00	12,786,000.00	0.00	0.00	0.00	0.00	12,786,000.00	1.00000000000
M5	02146BAS5	10,656,000.00	10,656,000.00	0.00	0.00	0.00	0.00	10,656,000.00	1.00000000000
M6	02146BAT3	8,443,000.00	8,443,000.00	0.00	0.00	0.00	0.00	8,443,000.00	1.00000000000
M7	02146BAU0	6,720,000.00	6,720,000.00	0.00	0.00	0.00	0.00	6,720,000.00	1.00000000000
Totals		2,091,254,284.00	2,050,394,526.82	10,565,958.92	10,565,958.92	0.00	0.00	2,034,815,021.38	



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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	49,236,018.89	6.558207	269,083.32	0.00	269,083.32	0.00	0.00	269,083.32	0.00
1A2	319,620,540.24	5.503000	1,465,726.53	0.00	1,465,726.53	0.00	0.00	1,465,726.53	0.00
1A3	159,810,270.12	5.503000	732,863.26	0.00	732,863.26	0.00	0.00	732,863.26	0.00
1A4	53,270,418.28	5.503000	244,289.26	0.00	244,289.26	0.00	0.00	244,289.26	0.00
1X	532,701,228.64	1.939207	860,848.13	0.00	860,848.13	0.00	0.00	860,848.13	0.00
2A1	218,716,176.30	5.503000	1,002,995.93	0.00	1,002,995.93	0.00	0.00	1,002,995.93	0.00
2A2	109,358,584.99	5.503000	501,500.24	0.00	501,500.24	0.00	0.00	501,500.24	0.00
2A3	36,452,530.43	5.503000	167,165.23	0.00	167,165.23	0.00	0.00	167,165.23	0.00
2X	364,527,291.73	0.497413	151,100.51	0.00	151,100.51	0.00	0.00	151,100.51	0.00
3A1	85,467,554.68	5.540000	394,575.21	0.00	394,575.21	0.00	0.00	394,575.21	0.00
3A2	9,496,487.60	5.620000	44,475.22	0.00	44,475.22	0.00	0.00	44,475.22	0.00
AR	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00
C	5,917,224.92	0.000000	0.00	0.00	0.00	0.00	0.00	859,807.09	0.00
P1	100.00	0.000000	0.00	0.00	0.00	0.00	0.00	207,325.39	0.00
P2	100.00	0.000000	0.00	0.00	0.00	0.00	0.00	20,183.97	0.00
R-X	0.00	0.000000	0.00	0.00	0.00	0.00	0.00	0.00	0.00
M1	35,180,000.00	5.720000	167,691.33	0.00	167,691.33	0.00	0.00	167,691.33	0.00
M2	23,411,000.00	5.760000	112,372.80	0.00	112,372.80	0.00	0.00	112,372.80	0.00
M3	8,624,000.00	5.810000	41,754.53	0.00	41,754.53	0.00	0.00	41,754.53	0.00
M4	12,786,000.00	6.130000	65,315.15	0.00	65,315.15	0.00	0.00	65,315.15	0.00
M5	10,656,000.00	6.230000	55,322.40	0.00	55,322.40	0.00	0.00	55,322.40	0.00
M6	8,443,000.00	7.080000	49,813.70	0.00	49,813.70	0.00	0.00	49,813.70	0.00
M7	6,720,000.00	7.524502	42,137.21	0.00	42,137.21	1,710.79	0.00	43,848.00	1,710.79
Totals	2,050,394,526.82		6,369,029.96	0.00	6,369,029.96	1,710.79	0.00	7,458,057.20	1,710.79



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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	02146BAA4	50,000,000.00	984.720377844	9.267749324	5.381666435	975.452628520	6.558207
1A2	02146BAB2	324,580,000.00	984.720377844	9.267749324	4.515763533	975.452628520	5.503000
1A3	02146BAC0	162,290,000.00	984.720377844	9.267749324	4.515763533	975.452628520	5.503000
1A4	02146BAD8	54,097,000.00	984.720377844	9.267749324	4.515763533	975.452628520	5.503000
1X	02146BAE6	540,967,000.00	984.720377844	0.000000000	1.591313580	975.452628520	1.939207
2A1	02146BAF3	220,105,000.00	993.690176500	0.000000000	4.556897534	993.690176500	5.503000
2A2	02146BAG1	110,053,000.00	993.690176500	0.000000000	4.556897534	993.690176500	5.503000
2A3	02146BAH9	36,684,000.00	993.690176500	0.000000000	4.556897534	993.690176500	5.503000
2X	02146BAJ5	366,842,000.00	993.690176500	0.000000000	0.411895347	993.690176500	0.497413
3A1	02146BAK2	102,509,000.00	833.756593864	44.680154216	3.849176275	789.076439648	5.540000
3A2	02146BAL0	11,390,000.00	833.756593864	44.680154216	3.904760048	789.076439648	5.620000
AR	02146BAM8	100.00	0.000000000	0.000000000	0.000000000	0.000000000	0.000000
C	02146BAV8	5,916,984.00	1,000.040717450	0.000000000	145.311713806	1,000.040717450	0.000000
P1	02146BAW6	100.00	1,000.000000000	0.000000000	2,073,253.900000000	1,000.000000000	0.000000
P2	02146BAX4	100.00	1,000.000000000	0.000000000	201,839.700000000	1,000.000000000	0.000000
R-X	02146BAY2	0.00	0.000000000	0.000000000	0.000000000	0.000000000	0.000000
M1	02146BAN6	35,180,000.00	1,000.000000000	0.000000000	4.766666667	1,000.000000000	5.720000
M2	02146BAP1	23,411,000.00	1,000.000000000	0.000000000	4.800000000	1,000.000000000	5.760000
M3	02146BAQ9	8,624,000.00	1,000.000000000	0.000000000	4.841666667	1,000.000000000	5.810000
M4	02146BAR7	12,786,000.00	1,000.000000000	0.000000000	5.108333333	1,000.000000000	6.130000
M5	02146BAS5	10,656,000.00	1,000.000000000	0.000000000	5.191666667	1,000.000000000	6.230000
M6	02146BAT3	8,443,000.00	1,000.000000000	0.000000000	5.900000000	1,000.000000000	7.080000
M7	02146BAU0	6,720,000.00	1,000.000000000	0.000000000	6.525000000	1,000.000000000	7.524502
Totals		2,091,254,284.00	980.461602641	5.052450580	3.566308152	973.011764733	



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Pool Level Data

Distribution Date		10/25/06
Cut-off Date		4/ 1/06
Record Date		9/29/06
Determination Date		10/22/06
LIBOR Determination Date		9/21/06
Accrual Period 30/360	Begin	9/ 1/06
	End	10/ 1/06
Number of Days in 30/360 Accrual Period		30
Accrual Period Actual Days	Begin	9/25/06
	End	10/25/06
Number of Days in Actual Accrual Period		30

Additional Interest Rate Details

Libor Rate	5.3300000%
Group 1 Net Funds Cap	7.5022066%
Group 2 Net Funds Caps	7.5604130%
Subordinate Net Funds Cap	7.5245021%

Collateral Detail

Original Mortgage Details

	<u>Group I</u>	<u>Group II</u>	<u>Group III</u>	<u>Total</u>
Original Aggregate Loan Count	1,722	851	252	2,825
Original Stated Principal Balance	652,581,611.97	405,088,779.55	125,774,593.38	1,183,444,984.90
Original Weighted Average Mortgage Rate	1.79990%	1.84746%	1.66589%	
Original Weighted Average Net Mortgage Rate	1.38629%	1.44361%	1.27571%	
Original Weighted Average Remaining Term	386	383	371	



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Current Mortgage Loan Details

	<u>Group I</u>	<u>Group II</u>	<u>Group III</u>	<u>Total</u>
Beginning Aggregate Loan Count	1,685	840	216	2,741
Loans Paid Off or otherwise removed pursuant to the PSA	<u>23</u>	<u>4</u>	<u>10</u>	<u>37</u>
Ending Aggregate Loan Count	1,662	836	206	2,704
Beginning Pool Stated Principal Balance	643,097,951.50	403,988,868.33	106,078,986.64	1,153,165,806.47
Scheduled Principal	344.00	0.00	0.00	344.00
Negative Amortization	-2,087,307.34	-1,348,197.43	-331,765.65	-3,767,270.42
Unscheduled Principal	7,625,329.49	1,229,684.15	5,477,871.68	14,332,885.32
Realized Principal Losses	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Ending Pool Stated Principal Balance	637,559,585.35	404,107,381.61	100,932,880.61	1,142,599,847.57
Beginning Weighted Average Mortgage Rate	7.91424%	7.96448%	7.91106%	
Beginning Weighted Average Net Mortgage Rate	7.50221%	7.56041%	7.51969%	
Beginning Weighted Average Remaining Term to Maturity	382	379	368	
Ending Weighted Average Remaining Term to Maturity	381	378	367	



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Servicer Remittance Summary

Interest Remittance Amount

	Group I	Group II	Group III	Total
Scheduled Interest	4,234,879.16	2,681,299.72	696,408.76	7,612,587.64
Less: Servicing Fees	-200,968.11	-126,246.52	-33,149.68	-360,364.31
Less: Mortgage Insurance Premium (LPMI)	-15,020.96	-6,754.37	-651.80	-22,427.14
Liquidation Interest Proceeds	0.00	0.00	0.00	0.00
Compensating Interest	6,477.91	0.00	2,922.50	9,400.41
Less: Non-Recoverable Interest Advances	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Total Interest Remittance Amount	4,025,368.00	2,548,298.83	665,529.77	7,239,196.60

Principal Remittance Amount

	Group I	Group II	Group III	Total
Scheduled Principal	344.00	0.00	0.00	344.00
Negative Amortization	-2,087,307.34	-1,348,197.43	-331,765.65	-3,767,270.42
Curtailment Principal	302,674.16	314,279.62	35,832.35	652,786.13
Paid in Full Principal	7,322,655.33	915,404.53	5,442,039.33	13,680,099.19
Repurchased Principal	0.00	0.00	0.00	0.00
Liquidation Principal	0.00	0.00	0.00	0.00
Substitution Shortfall Principal	0.00	0.00	0.00	0.00
Subsequent Recoveries	0.00	0.00	0.00	0.00
Less: Non-Recoverable Principal Advances relating to Principal	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Total Principal Remittance Amount	<u>5,538,366.15</u>	<u>-118,513.28</u>	<u>5,146,106.03</u>	<u>10,565,958.90</u>
Total Remittance	9,563,734.15	2,429,785.55	5,811,635.80	17,805,155.50



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Amounts Distributable to the Certificates

	Group I	Group II	Group III	Total
Principal Remittance Amount	5,538,366.15	-118,513.28	5,146,106.03	10,565,958.90
Interest Remittance	4,025,368.02	2,548,299.03	665,529.77	7,239,196.82
Less: Trustee Fee	<u>4,823.23</u>	<u>3,029.92</u>	<u>795.59</u>	<u>8,648.74</u>
Interest Funds	4,020,544.78	2,545,269.12	664,734.17	7,230,548.08

Servicer Advances

	Group I	Group II	Group III	Total
Principal Advances	-78,460.94	-40,748.57	-1,095.87	-120,305.38
Interest Advances	161,271.54	81,348.84	2,661.14	245,281.52
Reimbursement for Principal & Interest Advances	0.00	0.00	0.00	0.00
Reimbursement for Nonrecoverable Advances	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>	<u>0.00</u>
Total Advances	82,810.60	40,600.27	1,565.27	124,976.14



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Alternative Loan Trust 2006-OA7
Mortgage Pass-Through Certificates, Series 2006-OA7

Fees of the Trust

	<u>Group I</u>	<u>Group II</u>	<u>Group III</u>	<u>Total</u>
Gross Master Servicing Fee	200,968.11	126,246.52	33,149.68	360,364.31
Net Master Servicing Fee	194,490.20	126,246.52	30,227.18	350,963.91
Trustee Fee	4,823.23	3,029.92	795.59	8,648.74
Mortgage Insurance Premium (LPMI)	<u>15,020.96</u>	<u>6,754.37</u>	<u>651.80</u>	<u>22,427.14</u>
Total Net Loan Fees	199,313.43	129,276.44	31,022.78	359,612.65

Mortgage Prepayment Details

	<u>Group I</u>	<u>Group II</u>	<u>Group III</u>	<u>Total</u>
Principal Balance of Loans Paid in Full	7,322,655.33	915,404.53	5,442,039.33	13,680,099.19
Prepayment Interest Excess	0.00	0.00	0.00	0.00
Prepayment Interest Shortfall	6,477.91	0.00	2,922.50	9,400.41
Compensating Interest	6,477.91	0.00	2,922.50	9,400.41
Non-Supported Prepayment Interest Shortfall	0.00	0.00	0.00	0.00
Prepayment Charges	207,325.39	20,183.97	0.00	227,509.36
CPR %	13.296%	3.580%	46.965%	
SMM %	1.182%	0.303%	5.148%	

Loan Substitution

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



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Trust Accounts

Certificate Account

		Group I	Group II	Group III	Total
	Beginning Balance	0.00	0.00	0.00	0.00
Deposits	Principal Remittance	5,538,366.15	-118,513.28	5,146,106.03	10,565,958.90
	Interest Remittance	4,025,368.00	2,548,298.83	665,529.77	7,239,196.60
	Prepayment Charges	<u>207,325.39</u>	<u>20,183.97</u>	<u>0.00</u>	<u>227,509.36</u>
	Total Deposits	9,771,059.54	2,449,969.52	5,811,635.80	18,032,664.86
Withdrawals	To the Master Servicer, any unpaid or reimbursed Amounts	0.00	0.00	0.00	0.00
	To the Seller, any unpaid or reimbursed Amounts	0.00	0.00	0.00	0.00
	To the Depositor, any unpaid or reimbursed Amounts	0.00	0.00	0.00	0.00
	To Terminate the Account	0.00	0.00	0.00	0.00
	To the Distribution Account	<u>9,771,059.54</u>	<u>2,449,969.52</u>	<u>5,811,635.80</u>	<u>18,032,664.86</u>
	Ending Balance	0.00	0.00	0.00	0.00

Distribution Account

	Beginning Balance				0.00
Deposits	From the Certificate Account, the Total Deposit				18,032,664.86
Withdrawals	To the trustee, the Trustee Fee				8,648.74
	Payment of Prepayment Penalties to P Classes				227,509.36
	Principal and Interest Payments				17,796,506.98
	To Terminate the Distribution Account				<u>0.00</u>
	Total Withdrawals				18,032,665.08
	Ending Balance				0.00



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Carryover Reserve Account

	Beginning Balance	0.00
Deposits	Excess Cashflow, to pay shortfalls	0.00
Withdrawals	Month 1 NRC Payment	0.00
	To Pay Interest Shortfalls	0.00
	Ending Balance	0.00

Net Rate Carryover (NRC) payment detail is found in Interest Distribution Detail.

Corridor Reserve Account

	Beginning Balance	1,000.00
Deposits	Deposits	0.00
Withdrawals	Withdrawals	0.00
	Ending Balance	1,000.00

Principal Reserve Account

Deposits	Beginning Principal Reserve Balance	200.00
	Deposits	0.00
Withdrawals	To P Classes	<u>0.00</u>
	Ending Principal Reserve Balance	200.00
		200.00



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Loan Status

Delinquency Information

	30-59 Days				60-89 Days				90+ Days			
	Count	Count %	Balance	Balance %	Count	Count %	Balance	Balance %	Count	Count %	Balance	Balance %
Group 1	53	3.18893%	17,704,542.02	2.77692%	8	0.48135%	3,746,114.78	0.58757%	3	0.18051%	1,511,121.02	0.23702%
Group 2	16	1.91388%	8,082,158.73	2.00000%	1	0.11962%	622,606.16	0.15407%	3	0.35885%	2,738,735.56	0.67772%
Group 3	1	0.48544%	162,925.88	0.16142%	1	0.48544%	257,659.00	0.25528%	0	0.00000%	0.00	0.00000%
Total	70	2.58876%	25,949,626.63	2.27110%	10	0.36982%	4,626,379.94	0.40490%	6	0.22189%	4,249,856.58	0.37195%

	Foreclosure				Bankruptcy				REO			
	Count	Count %	Balance	Balance %	Count	Count %	Balance	Balance %	Count	Count %	Balance	Balance %
Group 1	5	0.30084%	1,463,896.72	0.22961%	0	0.00000%	0.00	0.00000%	0	0.00000%	0.00	0.00000%
Group 2	1	0.11962%	241,272.53	0.05971%	0	0.00000%	0.00	0.00000%	0	0.00000%	0.00	0.00000%
Group 3	0	0.00000%	0.00	0.00000%	0	0.00000%	0.00	0.00000%	0	0.00000%	0.00	0.00000%
Total	6	0.22189%	1,705,169.25	0.14924%	0	0.00000%	0.00	0.00000%	0	0.00000%	0.00	0.00000%



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Realized Loss Detail

	<u>Group I</u>	<u>Group II</u>	<u>Group III</u>	<u>Total</u>
Current Period Realized Losses	0.00	0.00	0.00	0.00
Cumulative Realized Losses	0.00	0.00	0.00	0.00
Total Liquidated Loan Balance	0.00	0.00	0.00	0.00
Total Liquidated Proceeds	0.00	0.00	0.00	0.00
Subsequent Recoveries	0.00	0.00	0.00	0.00

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



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Credit Enhancements

Overcollateralization Details

OC Amount Beginning	5,917,224.92
OC Floor	5,917,224.92
OC Target Amount	5,917,224.92
Group Excess Cashflow	861,517.87
OC Amount Ending	5,917,224.92

Trigger Events

	<u>Group I</u>	<u>Group II</u>	<u>Group III</u>
Rolling Sixty-Day Delinq Rate	0.00000%	0.00000%	0.00000%
Delinquency Trigger Event	NO	NO	NO
Cumulative Loss Rate	0.00000%	0.00000%	0.00000%
Cumulative Loss Trigger Event	NO	NO	NO
Trigger Event	NO	NO	NO
Stepdown Date	NO	NO	NO



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Subordination

Credit Support

Class A
Class A Percentage

Class M1
Class M1 Percentage

Class M2
Class M2 Percentage

Class M3
Class M3 Percentage

Class M4
Class M4 Percentage

Class M5
Class M5 Percentage

Class M6
Class M6 Percentage

Class M7
Class M7 Percentage

<u>Original</u>	<u>Current</u>
1,985,434,284.00 94.939879%	1,928,995,021.39 94.799527%
35,180,000.00 1.682244%	35,180,000.00 1.728904%
23,411,000.00 1.119472%	23,411,000.00 1.150522%
8,624,000.00 0.412384%	8,624,000.00 0.423822%
12,786,000.00 0.611403%	12,786,000.00 0.628362%
10,656,000.00 0.509551%	10,656,000.00 0.523684%
8,443,000.00 0.403729%	8,443,000.00 0.414927%
6,720,000.00 0.321338%	6,720,000.00 0.330251%



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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	50	3.008	3,956,631.79	0.621
100,000.00	- 200,000.00	317	19.073	51,074,162.55	8.011
200,000.00	- 300,000.00	357	21.480	91,027,420.34	14.277
300,000.00	- 400,000.00	347	20.878	124,326,341.15	19.500
400,000.00	- 500,000.00	218	13.117	98,660,238.63	15.475
500,000.00	- 600,000.00	162	9.747	89,471,687.82	14.033
600,000.00	- 700,000.00	83	4.994	53,890,100.95	8.453
700,000.00	- 800,000.00	38	2.286	28,762,371.20	4.511
800,000.00	- 900,000.00	33	1.986	28,225,656.65	4.427
900,000.00	- 1,000,000.00	22	1.324	21,394,111.93	3.356
1,000,000.00	- 1,100,000.00	9	0.542	9,449,531.29	1.482
1,100,000.00	- 1,200,000.00	6	0.361	7,108,364.27	1.115
1,200,000.00	- 1,300,000.00	4	0.241	5,097,880.03	0.800
1,300,000.00	- 1,400,000.00	4	0.241	5,458,291.75	0.856
1,400,000.00	- 1,500,000.00	6	0.361	8,917,229.11	1.399
1,500,000.00	- 1,600,000.00	1	0.060	1,593,396.20	0.250
1,600,000.00	- 1,700,000.00	0	0.000	0.00	0.000
1,700,000.00	- 1,800,000.00	2	0.120	3,486,456.95	0.547
1,800,000.00	- 1,900,000.00	2	0.120	3,699,713.31	0.580
1,900,000.00	- 2,000,000.00	1	0.060	1,959,999.43	0.307
>	2,000,000.00	0	0.000	0.00	0.000
Wgt Ave / Total:		1662	100.000	637,559,585.35	100.000

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	9	1.077	704,891.12	0.174
100,000.00	- 200,000.00	116	13.876	18,458,545.37	4.568
200,000.00	- 300,000.00	131	15.670	33,625,021.76	8.321
300,000.00	- 400,000.00	151	18.062	53,654,207.63	13.277
400,000.00	- 500,000.00	134	16.029	61,732,074.72	15.276
500,000.00	- 600,000.00	102	12.201	55,896,951.96	13.832
600,000.00	- 700,000.00	54	6.459	35,359,035.46	8.750



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<u>Issuance Face</u>			<u>Number of Items</u>	<u>Percent of Items</u>	<u>Principal Balance</u>	<u>Percent of Balance</u>
700,000.00	-	800,000.00	37	4.426	28,194,370.60	6.977
800,000.00	-	900,000.00	30	3.589	25,899,371.57	6.409
900,000.00	-	1,000,000.00	22	2.632	21,437,706.86	5.305
1,000,000.00	-	1,100,000.00	8	0.957	8,444,652.69	2.090
1,100,000.00	-	1,200,000.00	4	0.478	4,725,088.41	1.169
1,200,000.00	-	1,300,000.00	9	1.077	11,398,049.95	2.821
1,300,000.00	-	1,400,000.00	9	1.077	12,333,718.81	3.052
1,400,000.00	-	1,500,000.00	13	1.555	19,383,458.78	4.797
1,500,000.00	-	1,600,000.00	1	0.120	1,592,902.13	0.394
1,600,000.00	-	1,700,000.00	0	0.000	0.00	0.000
1,700,000.00	-	1,800,000.00	2	0.239	3,499,033.86	0.866
1,800,000.00	-	1,900,000.00	2	0.239	3,712,680.12	0.919
1,900,000.00	-	2,000,000.00	2	0.239	4,055,619.81	1.004
>		2,000,000.00	0	0.000	0.00	0.000
Wgt Ave / Total:			836	100.000	404,107,381.61	100.000

Group III

<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	4	1.942	323,922.58	0.321
100,000.00	-	200,000.00	25	12.136	4,081,102.35	4.043
200,000.00	-	300,000.00	38	18.447	9,601,258.40	9.513
300,000.00	-	400,000.00	29	14.078	10,187,407.64	10.093
400,000.00	-	500,000.00	39	18.932	17,790,218.27	17.626
500,000.00	-	600,000.00	22	10.680	12,108,690.19	11.997
600,000.00	-	700,000.00	16	7.767	10,594,043.26	10.496
700,000.00	-	800,000.00	7	3.398	5,161,212.56	5.114
800,000.00	-	900,000.00	4	1.942	3,459,589.53	3.428
900,000.00	-	1,000,000.00	7	3.398	6,881,755.57	6.818
1,000,000.00	-	1,100,000.00	2	0.971	2,170,830.18	2.151
1,100,000.00	-	1,200,000.00	3	1.456	3,525,410.69	3.493
1,200,000.00	-	1,300,000.00	3	1.456	3,742,230.67	3.708
1,300,000.00	-	1,400,000.00	1	0.485	1,306,917.81	1.295
1,400,000.00	-	1,500,000.00	3	1.456	4,444,703.92	4.404
1,500,000.00	-	1,600,000.00	1	0.485	1,528,247.82	1.514
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



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<u>Issuance Face</u>		Number of Items	Percent of Items	Principal Balance	Percent of Balance
1,900,000.00	- 2,000,000.00	2	0.971	4,025,339.17	3.988
>	2,000,000.00	0	0.000	0.00	0.000
Wgt Ave / Total:		206	100.000	100,932,880.61	100.000

Group I

<u>Issuance Coupon</u>		Number of Items	Percent of Items	Principal Balance	Percent of Balance
<=	0.0	0	0.000	0.00	0.000
0.0	- 0.5	0	0.000	0.00	0.000
0.5	- 1.0	369	22.202	173,379,749.58	27.194
1.0	- 1.5	672	40.433	258,369,134.26	40.525
1.5	- 2.0	324	19.495	123,053,292.32	19.301
2.0	- 2.5	127	7.641	39,898,363.74	6.258
2.5	- 3.0	71	4.272	17,932,421.48	2.813
3.0	- 3.5	35	2.106	7,472,121.71	1.172
3.5	- 4.0	40	2.407	10,659,917.80	1.672
4.0	- 4.5	23	1.384	6,455,187.05	1.012
4.5	- 5.0	1	0.060	339,397.41	0.053
5.0	- 5.5	0	0.000	0.00	0.000
5.5	- 6.0	0	0.000	0.00	0.000
6.0	- 6.5	0	0.000	0.00	0.000
6.5	- 7.0	0	0.000	0.00	0.000
7.0	- 7.5	0	0.000	0.00	0.000
7.5	- 8.0	0	0.000	0.00	0.000
8.0	- 8.5	0	0.000	0.00	0.000
8.5	- 9.0	0	0.000	0.00	0.000
9.0	- 9.5	0	0.000	0.00	0.000
9.5	- 10.0	0	0.000	0.00	0.000
>	10.0	0	0.000	0.00	0.000
Wgt Ave / Total:		1662	100.000	637,559,585.35	100.000

Group II



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<u>Issuance Coupon</u>		<u>Number of Items</u>	<u>Percent of Items</u>	<u>Principal Balance</u>	<u>Percent of Balance</u>
<=	0.0	0	0.000	0.00	0.000
0.0	-	0	0.000	0.00	0.000
0.5	-	261	31.220	145,249,209.85	35.943
1.0	-	306	36.603	153,483,766.44	37.981
1.5	-	124	14.833	56,165,509.34	13.899
2.0	-	64	7.656	24,107,852.87	5.966
2.5	-	43	5.144	13,970,932.61	3.457
3.0	-	20	2.392	6,501,682.41	1.609
3.5	-	7	0.837	2,140,035.04	0.530
4.0	-	10	1.196	2,345,431.61	0.580
4.5	-	1	0.120	142,961.44	0.035
5.0	-	0	0.000	0.00	0.000
5.5	-	0	0.000	0.00	0.000
6.0	-	0	0.000	0.00	0.000
6.5	-	0	0.000	0.00	0.000
7.0	-	0	0.000	0.00	0.000
7.5	-	0	0.000	0.00	0.000
8.0	-	0	0.000	0.00	0.000
8.5	-	0	0.000	0.00	0.000
9.0	-	0	0.000	0.00	0.000
9.5	-	0	0.000	0.00	0.000
>	10.0	0	0.000	0.00	0.000
Wgt Ave / Total:		836	100.000	404,107,381.61	100.000

Group III

<u>Issuance Coupon</u>		<u>Number of Items</u>	<u>Percent of Items</u>	<u>Principal Balance</u>	<u>Percent of Balance</u>
<=	0.0	0	0.000	0.00	0.000
0.0	-	0	0.000	0.00	0.000
0.5	-	62	30.097	34,017,271.24	33.703
1.0	-	78	37.864	36,789,199.01	36.449
1.5	-	31	15.049	16,103,563.33	15.955
2.0	-	19	9.223	7,733,617.98	7.662
2.5	-	13	6.311	5,216,214.49	5.168
3.0	-	3	1.456	1,073,014.56	1.063
3.5	-	0	0.000	0.00	0.000
4.0	-	0	0.000	0.00	0.000
4.5	-	0	0.000	0.00	0.000
5.0	-	0	0.000	0.00	0.000



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<u>Issuance Coupon</u>			Number of Items	Percent of Items	Principal Balance	Percent of Balance
5.5	-	6.0	0	0.000	0.00	0.000
6.0	-	6.5	0	0.000	0.00	0.000
6.5	-	7.0	0	0.000	0.00	0.000
7.0	-	7.5	0	0.000	0.00	0.000
7.5	-	8.0	0	0.000	0.00	0.000
8.0	-	8.5	0	0.000	0.00	0.000
8.5	-	9.0	0	0.000	0.00	0.000
9.0	-	9.5	0	0.000	0.00	0.000
9.5	-	10.0	0	0.000	0.00	0.000
>		10.0	0	0.000	0.00	0.000
Wgt Ave / Total:			206	100.000	100,932,880.61	100.000

Group I

<u>Update Term</u>			Number of Items	Percent of Items	Principal Balance	Percent of Balance
< =		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	1303	78.400	492,382,631.72	77.229
>		360	359	21.600	145,176,953.63	22.771
Wgt Ave / Total:			1662	100.000	637,559,585.35	100.000

Group II

<u>Update Term</u>			Number of Items	Percent of Items	Principal Balance	Percent of Balance
< =		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	679	81.220	323,211,068.92	79.981
>		360	157	18.780	80,896,312.69	20.019
Wgt Ave / Total:			836	100.000	404,107,381.61	100.000

Group III



101 Barclay Street, 8West
New York, NY 10286

Officer: Matthew Sabino
212-815-6093

Associate: Steven Chrysanthis
212-815-8318

CWALT, Inc.
Alternative Loan Trust 2006-OA7
Mortgage Pass-Through Certificates, Series 2006-OA7

<u>Update Term</u>		Number of Items	Percent of Items	Principal Balance	Percent of Balance
< =	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	180	87.379	89,706,037.88	88.877
>	360	26	12.621	11,226,842.73	11.123
Wgt Ave / Total:		206	100.000	100,932,880.61	100.000