



101 Barclay St., 8W
New York, NY 10286

Officer: Cirino Emanuele
212-815-3087

Associate: Steven Chrysanthis
212-815-8318

CWALT, Inc.
Alternative Loan Trust 2006-OA9
Mortgage Pass-Through Certificates, Series 2006-OA9

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 | 02146YAA4 | Senior | Var-Act/360 | 100,636,000.00 | 5.020333 | 112,310.70 | 310,582.91 | 422,893.60 | 0.00 | 100,523,689.30 | 0.00 |
| 1A2 | 02146YAB2 | Senior | Var-Act/360 | 43,129,000.00 | 5.020333 | 48,132.36 | 134,865.86 | 182,998.21 | 0.00 | 43,080,867.64 | 0.00 |
| 2A1A | 02146YAC0 | Senior | Var-Act/360 | 350,897,000.00 | 5.077183 | 1,172,731.85 | 1,084,985.51 | 2,257,717.36 | 0.00 | 349,724,268.15 | 0.00 |
| 2A1B | 02146YAD8 | Senior | Var-Act/360 | 212,943,000.00 | 5.077183 | 711,676.18 | 657,184.86 | 1,368,861.05 | 0.00 | 212,231,323.82 | 0.00 |
| 2A2 | 02146YAE6 | Senior | Var-30/360 | 119,816,000.00 | 3.554028 | 400,436.71 | 570,424.01 | 970,860.71 | 0.00 | 119,415,563.29 | 0.00 |
| 2A3 | 02146YAF3 | Senior | Var-Act/360 | 21,145,000.00 | 5.077183 | 70,668.64 | 72,411.77 | 143,080.42 | 0.00 | 21,074,331.36 | 0.00 |
| 1X | | | | 0.00 | -0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-1 | 02146YAG1 | Strip IO | Fix-30/360 | 92,934,244.42 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 92,830,528.96 | 0.00 |
| 1X-2 | 02146YAG1 | Strip PO | Fix-30/360 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-3 | 02146YAG1 | Strip IO | Fix-30/360 | 378,152,811.70 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 376,888,988.28 | 0.00 |
| 1X-4 | 02146YAG1 | Strip PO | Fix-30/360 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-5 | 02146YAG1 | Strip IO | Fix-30/360 | 11,193,596.67 | -0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 11,181,111.00 | 0.00 |
| 1X-6 | 02146YAG1 | Strip PO | Fix-30/360 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-7 | 02146YAG1 | Strip IO | Fix-30/360 | 54,877,347.21 | -0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 54,816,678.36 | 0.00 |
| 1X-8 | 02146YAG1 | Strip PO | Fix-30/360 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| X1P | 02146YAH9 | Prepay Penalties | Fix-30/360 | 293,800,710.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 293,012,717.10 | 0.00 |
| 2X | | | | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 2X-1 | 02146YAJ5 | Strip IO | Fix-30/360 | 119,816,000.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 119,415,563.29 | 0.00 |
| 2X-2 | 02146YAJ5 | Strip PO | Fix-30/360 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| AR | 02146YAY2 | Senior | Fix-30/360 | 100.00 | 3.514233 | 100.00 | 0.60 | 100.60 | 0.00 | 0.00 | 0.00 |
| P | | | | 100.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 100.00 | 0.00 |
| P-1 | 02146YAK2 | Prepay Penalties | Fix-30/360 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| P-2 | 02146YAK2 | Prepay Penalties | Fix-Act/360 | 100.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 100.00 | 0.00 |
| M1 | 02146YAL0 | Mezzanine | Var-Act/360 | 23,770,000.00 | 5.067552 | 26,295.18 | 75,438.87 | 101,734.05 | 0.00 | 23,743,704.82 | 0.00 |
| M2 | 02146YAM8 | Mezzanine | Var-Act/360 | 16,639,000.00 | 5.067552 | 18,406.63 | 53,098.39 | 71,505.02 | 0.00 | 16,620,593.37 | 0.00 |
| M3 | 02146YAN6 | Mezzanine | Var-Act/360 | 7,131,000.00 | 5.067552 | 7,888.55 | 22,839.65 | 30,728.20 | 0.00 | 7,123,111.45 | 0.00 |
| M4 | 02146YAP1 | Mezzanine | Var-Act/360 | 7,131,000.00 | 5.067552 | 7,888.55 | 23,172.43 | 31,060.98 | 0.00 | 7,123,111.45 | 0.00 |
| M5 | 02146YAQ9 | Mezzanine | Var-Act/360 | 4,754,000.00 | 5.067552 | 5,259.04 | 15,642.41 | 20,901.44 | 0.00 | 4,748,740.96 | 0.00 |
| M6 | 02146YAR7 | Mezzanine | Var-Act/360 | 4,754,000.00 | 5.067552 | 5,259.04 | 15,919.72 | 21,178.76 | 0.00 | 4,748,740.96 | 0.00 |
| M7 | 02146YAS5 | Mezzanine | Var-Act/360 | 4,754,000.00 | 5.067552 | 5,259.04 | 18,138.26 | 23,397.29 | 0.00 | 4,748,740.96 | 0.00 |
| M8 | 02146YAT3 | Mezzanine | Var-Act/360 | 4,754,000.00 | 5.067552 | 5,259.04 | 18,554.23 | 23,813.27 | 0.00 | 4,748,740.96 | 0.00 |
| M9 | 02146YAU0 | Mezzanine | Var-Act/360 | 2,377,000.00 | 5.067552 | 2,629.52 | 10,178.40 | 12,807.91 | 0.00 | 2,374,370.48 | 0.00 |
| M10 | 02146YAZ9 | Mezzanine | Var-Act/360 | 4,278,000.00 | 5.067552 | 4,732.47 | 18,318.54 | 23,051.01 | 0.00 | 4,273,267.53 | 0.00 |
| B1 | 02146YAV8 | Junior | Var-Act/360 | 3,803,000.00 | 5.067552 | 4,207.01 | 16,284.58 | 20,491.58 | 0.00 | 3,798,792.99 | 0.00 |
| B2 | 02146YAW6 | Junior | Var-Act/360 | 10,459,000.00 | 5.067552 | 11,570.10 | 44,785.80 | 56,355.90 | 0.00 | 10,447,429.90 | 0.00 |
| B3 | 02146YAX4 | Junior | Var-Act/360 | 7,604,610.00 | 5.067552 | 8,412.48 | 32,563.20 | 40,975.68 | 0.00 | 7,596,197.52 | 0.00 |



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of **NEW YORK**

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212-815-3087

Associate: Steven Chrysanthis
212-815-8318

CWALT, Inc.
Alternative Loan Trust 2006-OA9
Mortgage Pass-Through Certificates, Series 2006-OA9

| | | | | | | | | | | | |
|--------|--|--|--|------------------|--|--------------|--------------|--------------|------|-----------------|------|
| Totals | | | | 1,244,575,520.00 | | 2,629,123.09 | 3,195,390.00 | 5,824,513.04 | 0.00 | ,241,158,404.01 | 0.00 |
|--------|--|--|--|------------------|--|--------------|--------------|--------------|------|-----------------|------|



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Mortgage Pass-Through Certificates, Series 2006-OA9

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 | 02146YAA4 | 100,636,000.00 | 100,636,000.00 | 112,310.70 | 112,310.70 | 0.00 | 0.00 | 100,523,689.30 | 0.99888399087 |
| 1A2 | 02146YAB2 | 43,129,000.00 | 43,129,000.00 | 48,132.36 | 48,132.36 | 0.00 | 0.00 | 43,080,867.64 | 0.99888399087 |
| 2A1A | 02146YAC0 | 350,897,000.00 | 350,897,000.00 | 1,172,731.85 | 1,172,731.85 | 0.00 | 0.00 | 349,724,268.15 | 0.99665790289 |
| 2A1B | 02146YAD8 | 212,943,000.00 | 212,943,000.00 | 711,676.18 | 711,676.18 | 0.00 | 0.00 | 212,231,323.82 | 0.99665790289 |
| 2A2 | 02146YAE6 | 119,816,000.00 | 119,816,000.00 | 400,436.71 | 400,436.71 | 0.00 | 0.00 | 119,415,563.29 | 0.99665790289 |
| 2A3 | 02146YAF3 | 21,145,000.00 | 21,145,000.00 | 70,668.64 | 70,668.64 | 0.00 | 0.00 | 21,074,331.36 | 0.99665790289 |
| 1X | | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00000000000 |
| 1X-1 | 02146YAG1 | 92,934,244.42 | 92,934,244.42 | 0.00 | 0.00 | 0.00 | 0.00 | 92,830,528.96 | 0.99888399089 |
| 1X-2 | 02146YAG1 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00000000000 |
| 1X-3 | 02146YAG1 | 378,152,811.70 | 378,152,811.70 | 0.00 | 0.00 | 0.00 | 0.00 | 376,888,988.28 | 0.99665790288 |
| 1X-4 | 02146YAG1 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00000000000 |
| 1X-5 | 02146YAG1 | 11,193,596.67 | 11,193,596.67 | 0.00 | 0.00 | 0.00 | 0.00 | 11,181,111.00 | 0.99888457005 |
| 1X-6 | 02146YAG1 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00000000000 |
| 1X-7 | 02146YAG1 | 54,877,347.21 | 54,877,347.21 | 0.00 | 0.00 | 0.00 | 0.00 | 54,816,678.36 | 0.99889446466 |
| 1X-8 | 02146YAG1 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00000000000 |
| X1P | 02146YAH9 | 293,800,710.00 | 293,800,710.00 | 0.00 | 0.00 | 0.00 | 0.00 | 293,012,717.10 | 0.99731793399 |
| 2X | | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00000000000 |
| 2X-1 | 02146YAJ5 | 119,816,000.00 | 119,816,000.00 | 0.00 | 0.00 | 0.00 | 0.00 | 119,415,563.29 | 0.99665790289 |
| 2X-2 | 02146YAJ5 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00000000000 |
| AR | 02146YAY2 | 100.00 | 100.00 | 100.00 | 100.00 | 0.00 | 0.00 | 0.00 | 0.00000000000 |
| P | | 100.00 | 100.00 | 0.00 | 0.00 | 0.00 | 0.00 | 100.00 | 1.00000000000 |
| P-1 | 02146YAK2 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00000000000 |
| P-2 | 02146YAK2 | 100.00 | 100.00 | 0.00 | 0.00 | 0.00 | 0.00 | 100.00 | 1.00000000000 |
| M1 | 02146YAL0 | 23,770,000.00 | 23,770,000.00 | 26,295.18 | 26,295.18 | 0.00 | 0.00 | 23,743,704.82 | 0.99889376597 |
| M2 | 02146YAM8 | 16,639,000.00 | 16,639,000.00 | 18,406.63 | 18,406.63 | 0.00 | 0.00 | 16,620,593.37 | 0.99889376597 |
| M3 | 02146YAN6 | 7,131,000.00 | 7,131,000.00 | 7,888.55 | 7,888.55 | 0.00 | 0.00 | 7,123,111.45 | 0.99889376597 |
| M4 | 02146YAP1 | 7,131,000.00 | 7,131,000.00 | 7,888.55 | 7,888.55 | 0.00 | 0.00 | 7,123,111.45 | 0.99889376597 |
| M5 | 02146YAQ9 | 4,754,000.00 | 4,754,000.00 | 5,259.04 | 5,259.04 | 0.00 | 0.00 | 4,748,740.96 | 0.99889376597 |
| M6 | 02146YAR7 | 4,754,000.00 | 4,754,000.00 | 5,259.04 | 5,259.04 | 0.00 | 0.00 | 4,748,740.96 | 0.99889376597 |
| M7 | 02146YAS5 | 4,754,000.00 | 4,754,000.00 | 5,259.04 | 5,259.04 | 0.00 | 0.00 | 4,748,740.96 | 0.99889376597 |
| M8 | 02146YAT3 | 4,754,000.00 | 4,754,000.00 | 5,259.04 | 5,259.04 | 0.00 | 0.00 | 4,748,740.96 | 0.99889376597 |
| M9 | 02146YAU0 | 2,377,000.00 | 2,377,000.00 | 2,629.52 | 2,629.52 | 0.00 | 0.00 | 2,374,370.48 | 0.99889376597 |
| M10 | 02146YAZ9 | 4,278,000.00 | 4,278,000.00 | 4,732.47 | 4,732.47 | 0.00 | 0.00 | 4,273,267.53 | 0.99889376597 |
| B1 | 02146YAV8 | 3,803,000.00 | 3,803,000.00 | 4,207.01 | 4,207.01 | 0.00 | 0.00 | 3,798,792.99 | 0.99889376597 |
| B2 | 02146YAW6 | 10,459,000.00 | 10,459,000.00 | 11,570.10 | 11,570.10 | 0.00 | 0.00 | 10,447,429.90 | 0.99889376597 |
| B3 | 02146YAX4 | 7,604,610.00 | 7,604,610.00 | 8,412.48 | 8,412.48 | 0.00 | 0.00 | 7,596,197.52 | 0.99889376597 |



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CWALT, Inc.
Alternative Loan Trust 2006-OA9
Mortgage Pass-Through Certificates, Series 2006-OA9

| | | | | | | | | | |
|--------|--|------------------|------------------|--------------|--------------|------|------|------------------|--|
| Totals | | 1,244,575,520.00 | 1,244,575,520.00 | 2,629,123.09 | 2,629,123.09 | 0.00 | 0.00 | 1,241,158,404.01 | |
|--------|--|------------------|------------------|--------------|--------------|------|------|------------------|--|



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Mortgage Pass-Through Certificates, Series 2006-OA9

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 | 100,636,000.00 | 5.020333 | 294,715.29 | 0.00 | 294,715.29 | 0.00 | 0.00 | 310,582.91 | 0.00 |
| 1A2 | 43,129,000.00 | 5.020333 | 126,304.46 | 0.00 | 126,304.46 | 0.00 | 0.00 | 134,865.86 | 0.00 |
| 2A1A | 350,897,000.00 | 5.077183 | 1,039,248.22 | 0.00 | 1,039,248.22 | 45,737.30 | 0.00 | 1,084,985.51 | 0.00 |
| 2A1B | 212,943,000.00 | 5.077183 | 630,671.20 | 0.00 | 630,671.20 | 26,513.66 | 0.00 | 657,184.86 | 0.00 |
| 2A2 | 119,816,000.00 | 3.554028 | 354,857.88 | 0.00 | 354,857.88 | 215,566.13 | 0.00 | 570,424.01 | 0.00 |
| 2A3 | 21,145,000.00 | 5.077183 | 62,624.94 | 0.00 | 62,624.94 | 9,786.83 | 0.00 | 72,411.77 | 0.00 |
| 1X | 0.00 | -0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-1 | 92,934,244.42 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-2 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-3 | 378,152,811.70 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-4 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-5 | 11,193,596.67 | -0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-6 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-7 | 54,877,347.21 | -0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 1X-8 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| X1P | 293,800,710.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 2X | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 2X-1 | 119,816,000.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| 2X-2 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| AR | 100.00 | 3.514233 | 0.29 | 0.00 | 0.29 | 0.00 | 0.00 | 0.60 | 0.00 |
| P | 100.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| P-1 | 0.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| P-2 | 100.00 | 0.000000 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 | 0.00 |
| M1 | 23,770,000.00 | 5.067552 | 70,265.83 | 0.00 | 70,265.83 | 5,173.04 | 0.00 | 75,438.87 | 0.00 |
| M2 | 16,639,000.00 | 5.067552 | 49,186.08 | 0.00 | 49,186.08 | 3,912.31 | 0.00 | 53,098.39 | 0.00 |
| M3 | 7,131,000.00 | 5.067552 | 21,079.75 | 0.00 | 21,079.75 | 1,759.90 | 0.00 | 22,839.65 | 0.00 |
| M4 | 7,131,000.00 | 5.067552 | 21,079.75 | 0.00 | 21,079.75 | 2,092.68 | 0.00 | 23,172.43 | 0.00 |
| M5 | 4,754,000.00 | 5.067552 | 14,053.17 | 0.00 | 14,053.17 | 1,589.24 | 0.00 | 15,642.41 | 0.00 |
| M6 | 4,754,000.00 | 5.067552 | 14,053.17 | 0.00 | 14,053.17 | 1,866.56 | 0.00 | 15,919.72 | 0.00 |
| M7 | 4,754,000.00 | 5.067552 | 14,053.17 | 0.00 | 14,053.17 | 4,085.09 | 0.00 | 18,138.26 | 0.00 |
| M8 | 4,754,000.00 | 5.067552 | 14,053.17 | 0.00 | 14,053.17 | 4,501.07 | 0.00 | 18,554.23 | 0.00 |
| M9 | 2,377,000.00 | 5.067552 | 7,026.58 | 0.00 | 7,026.58 | 3,151.81 | 0.00 | 10,178.40 | 0.00 |
| M10 | 4,278,000.00 | 5.067552 | 12,646.08 | 0.00 | 12,646.08 | 5,672.47 | 0.00 | 18,318.54 | 0.00 |
| B1 | 3,803,000.00 | 5.067552 | 11,241.94 | 0.00 | 11,241.94 | 5,042.63 | 0.00 | 16,284.58 | 0.00 |
| B2 | 10,459,000.00 | 5.067552 | 30,917.56 | 0.00 | 30,917.56 | 13,868.24 | 0.00 | 44,785.80 | 0.00 |
| B3 | 7,604,610.00 | 5.067552 | 22,479.77 | 0.00 | 22,479.77 | 10,083.43 | 0.00 | 32,563.20 | 0.00 |



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CWALT, Inc.
Alternative Loan Trust 2006-OA9
Mortgage Pass-Through Certificates, Series 2006-OA9

| | | | | | | | | | |
|--------|------------------|--|--------------|------|--------------|------------|------|--------------|------|
| Totals | 1,244,575,520.00 | | 2,810,558.30 | 0.00 | 2,810,558.30 | 360,402.39 | 0.00 | 3,195,390.00 | 0.00 |
|--------|------------------|--|--------------|------|--------------|------------|------|--------------|------|



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Mortgage Pass-Through Certificates, Series 2006-OA9

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 | 02146YAA4 | 100,636,000.00 | 1,000.000000000 | 1.116009135 | 3.086200833 | 998.883990865 | 5.020333 |
| 1A2 | 02146YAB2 | 43,129,000.00 | 1,000.000000000 | 1.116009135 | 3.127034167 | 998.883990865 | 5.020333 |
| 2A1A | 02146YAC0 | 350,897,000.00 | 1,000.000000000 | 3.342097108 | 3.092034167 | 996.657902892 | 5.077183 |
| 2A1B | 02146YAD8 | 212,943,000.00 | 1,000.000000000 | 3.342097108 | 3.086200833 | 996.657902892 | 5.077183 |
| 2A2 | 02146YAE6 | 119,816,000.00 | 1,000.000000000 | 3.342097108 | 4.760833333 | 996.657902892 | 3.554028 |
| 2A3 | 02146YAF3 | 21,145,000.00 | 1,000.000000000 | 3.342097108 | 3.424534167 | 996.657902892 | 5.077183 |
| 1X | | 0.00 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000000 | -0.000000 |
| 1X-1 | 02146YAG1 | 92,934,244.42 | 1,000.000000000 | 0.000000000 | 0.000000000 | 998.883990894 | 0.000000 |
| 1X-2 | 02146YAG1 | 0.00 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000 |
| 1X-3 | 02146YAG1 | 378,152,811.70 | 1,000.000000000 | 0.000000000 | 0.000000000 | 996.657902884 | 0.000000 |
| 1X-4 | 02146YAG1 | 0.00 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000 |
| 1X-5 | 02146YAG1 | 11,193,596.67 | 1,000.000000000 | 0.000000000 | 0.000000000 | 998.884570045 | -0.000000 |
| 1X-6 | 02146YAG1 | 0.00 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000 |
| 1X-7 | 02146YAG1 | 54,877,347.21 | 1,000.000000000 | 0.000000000 | 0.000000000 | 998.894464655 | -0.000000 |
| 1X-8 | 02146YAG1 | 0.00 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000 |
| X1P | 02146YAH9 | 293,800,710.00 | 1,000.000000000 | 0.000000000 | 0.000000000 | 997.317933989 | 0.000000 |
| 2X | | 0.00 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000 |
| 2X-1 | 02146YAJ5 | 119,816,000.00 | 1,000.000000000 | 0.000000000 | 0.000000000 | 996.657902892 | 0.000000 |
| 2X-2 | 02146YAJ5 | 0.00 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000 |
| AR | 02146YAY2 | 100.00 | 1,000.000000000 | 1,000.000000000 | 5.960533829 | 0.000000000 | 3.514233 |
| P | | 100.00 | 1,000.000000000 | 0.000000000 | 0.000000000 | 1,000.000000000 | 0.000000 |
| P-1 | 02146YAK2 | 0.00 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000000 | 0.000000 |
| P-2 | 02146YAK2 | 100.00 | 1,000.000000000 | 0.000000000 | 0.000000000 | 1,000.000000000 | 0.000000 |
| M1 | 02146YAL0 | 23,770,000.00 | 1,000.000000000 | 1.106234031 | 3.173700833 | 998.893765969 | 5.067552 |
| M2 | 02146YAM8 | 16,639,000.00 | 1,000.000000000 | 1.106234031 | 3.191200833 | 998.893765969 | 5.067552 |
| M3 | 02146YAN6 | 7,131,000.00 | 1,000.000000000 | 1.106234031 | 3.202867500 | 998.893765969 | 5.067552 |
| M4 | 02146YAP1 | 7,131,000.00 | 1,000.000000000 | 1.106234031 | 3.249534167 | 998.893765969 | 5.067552 |
| M5 | 02146YAQ9 | 4,754,000.00 | 1,000.000000000 | 1.106234031 | 3.290367500 | 998.893765969 | 5.067552 |
| M6 | 02146YAR7 | 4,754,000.00 | 1,000.000000000 | 1.106234031 | 3.348700833 | 998.893765969 | 5.067552 |
| M7 | 02146YAS5 | 4,754,000.00 | 1,000.000000000 | 1.106234031 | 3.815367500 | 998.893765969 | 5.067552 |
| M8 | 02146YAT3 | 4,754,000.00 | 1,000.000000000 | 1.106234031 | 3.902867500 | 998.893765969 | 5.067552 |
| M9 | 02146YAU0 | 2,377,000.00 | 1,000.000000000 | 1.106234031 | 4.282034167 | 998.893765969 | 5.067552 |
| M10 | 02146YAZ9 | 4,278,000.00 | 1,000.000000000 | 1.106234031 | 4.282034167 | 998.893765969 | 5.067552 |
| B1 | 02146YAV8 | 3,803,000.00 | 1,000.000000000 | 1.106234031 | 4.282034167 | 998.893765969 | 5.067552 |
| B2 | 02146YAW6 | 10,459,000.00 | 1,000.000000000 | 1.106234031 | 4.282034167 | 998.893765969 | 5.067552 |



The **BANK**
of **NEW YORK**

101 Barclay St., 8W
New York, NY 10286

Officer: Cirino Emanuele
212-815-3087

Associate: Steven Chrysanthis
212-815-8318

CWALT, Inc.
Alternative Loan Trust 2006-OA9
Mortgage Pass-Through Certificates, Series 2006-OA9

| | | | | | | | |
|--------|-----------|------------------|-----------------|-------------|-------------|---------------|----------|
| B3 | 02146YAX4 | 7,604,610.00 | 1,000.000000000 | 1.106234031 | 4.282034167 | 998.893765969 | 5.067552 |
| Totals | | 1,244,575,520.00 | 1,000.000000000 | 2.112465694 | 2.567453681 | 997.254392413 | |



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Pool Level Data

| | | |
|---|-------|---------|
| Distribution Date | | 6/20/06 |
| Cut-off Date | | 5/ 1/06 |
| Record Date | | 5/31/06 |
| Determination Date | | 6/15/06 |
| LIBOR Determination Date | | 5/25/06 |
| Accrual Period 30/360 | Begin | 5/ 1/06 |
| | End | 6/ 1/06 |
| Number of Days in 30/360 Accrual Period | | 30 |
| Accrual Period Actual Days | Begin | 5/30/06 |
| | End | 6/20/06 |
| Number of Days in Actual Accrual Period | | 21 |

Index

| | |
|--------------------------------|------------|
| One-Month Libor Rate | 5.0906300% |
| Original Mortgage Loan Details | |

X1P Class Payment Detail

| | |
|-----------------------|-------|
| From Prepayments | 0.00 |
| From 1X Distributions | -0.00 |

Collateral Detail

| | <u>Group I</u> | <u>Group II</u> | <u>Total</u> |
|------------------------------------|-----------------------|------------------------|---------------------|
| Aggregate Loan Count | 499 | 1,633 | 2,132 |
| Stated Principal Balance | 161,081,079.12 | 789,693,630.95 | 950,774,710.07 |
| Weighted Average Mortgage Rate | 3.90861% | 3.95101% | |
| Weighted Average Net Mortgage Rate | 3.51423% | 3.55403% | |
| Weighted Average Remaining Term | 375 | 374 | |



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Current Mortgage Loan Details

| | <u>Group I</u> | <u>Group II</u> | <u>Total</u> |
|---|-----------------------|------------------------|---------------------|
| Beginning Aggregate Loan Count | 499 | 1,634 | 2,133 |
| Loans Paid Off or otherwise removed pursuant to the PSA | <u>0</u> | <u>1</u> | <u>1</u> |
| Ending Aggregate Loan Count | 499 | 1,633 | 2,132 |
| Beginning Pool Stated Principal Balance | 161,081,079.12 | 789,693,630.95 | 950,774,710.07 |
| Scheduled Principal | 179,675.73 | 872,103.64 | 1,051,779.37 |
| Negative Amortization | -24,158.81 | -159,435.72 | -183,594.53 |
| Unscheduled Principal | 24,341.01 | 1,736,597.23 | 1,760,938.24 |
| Realized Principal Losses | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> |
| Ending Pool Stated Principal Balance | 160,901,221.19 | 787,244,365.80 | 948,145,586.99 |
| Beginning Weighted Average Mortgage Rate | 3.90861% | 3.95101% | |
| Beginning Weighted Average Net Mortgage Rate | 3.51423% | 3.55403% | |
| Ending Weighted Average Mortgage Rate | 3.90980% | 3.95608% | |
| Ending Weighted Average Net Mortgage Rate | 3.51542% | 3.55906% | |
| Beginning Weighted Average Remaining Term to Maturity | 375 | 374 | |
| Ending Weighted Average Remaining Term to Maturity | 374 | 373 | |



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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 | 0 | 0.00000% | 0.00 | 0.00000% | 0 | 0.00000% | 0.00 | 0.00000% | 0 | 0.00000% | 0.00 | 0.00000% |
| Group 2 | 2 | 0.12247% | 867,013.43 | 0.11013% | 0 | 0.00000% | 0.00 | 0.00000% | 0 | 0.00000% | 0.00 | 0.00000% |
| Total | 2 | 0.09381% | 867,013.43 | 0.09144% | 0 | 0.00000% | 0.00 | 0.00000% | 0 | 0.00000% | 0.00 | 0.00000% |

| | 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% | 0 | 0.00000% | 0.00 | 0.00000% | 0 | 0.00000% | 0.00 | 0.00000% |
| Total | 0 | 0.00000% | 0.00 | 0.00000% | 0 | 0.00000% | 0.00 | 0.00000% | 0 | 0.00000% | 0.00 | 0.00000% |

60+ Delinquency, Foreclosure, Bankruptcy & REO Totals

| | Group I | Group II | Total |
|--|----------------|-----------------|--------------|
| Current | 0.00 | 0.00 | 0.00 |
| 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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Mortgage Pass-Through Certificates, Series 2006-OA9

Negative Amortization Detail

| | <u>Group I</u> | <u>Group II</u> | <u>Total</u> |
|--|-----------------------|------------------------|---------------------|
| Deferred Interest | 24,158.81 | 159,435.72 | 183,594.53 |
| Principal Prepayment Amount | 24,341.01 | 1,736,597.23 | 1,760,938.24 |
| Net Deferred Interest | 0.00 | 0.00 | 0.00 |
| Adjusted Cap Rate for Group 1 Senior Certs | | | 5.02033% |
| Adjusted Cap Rate for Group 2 Senior Certs | | | 5.07718% |
| Adjusted Cap Rate for MTA Cert | | | 3.55403% |
| Adjusted Cap Rate for 1X-IO-1 | | | 0.00000% |
| Adjusted Cap Rate for 1X-IO-2 | | | 0.00000% |
| Adjusted Cap Rate for 1X-IO-3 | | | 0.00000% |
| Adjusted Cap Rate for 1X-IO-4 | | | 0.00000% |
| Adjusted Cap Rate for 2X-IO | | | 0.00000% |

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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Mortgage Pass-Through Certificates, Series 2006-OA9

Available Funds

Interest

| | Group I | Group II | Total |
|------------------------------|-----------------|-----------------|-----------------|
| Scheduled Interest | 524,668.64 | 2,599,562.59 | 3,124,231.23 |
| Less: Master Servicer Fee | 50,337.84 | 246,269.35 | 296,607.19 |
| Less: Trustee Fee | 1,208.11 | 5,922.70 | 7,130.81 |
| Less: Mortgage Loan Premiums | <u>1,392.29</u> | <u>8,542.36</u> | <u>9,934.65</u> |
| Total Interest Available | 471,730.41 | 2,338,828.17 | 2,810,558.58 |

Principal

| | Group I | Group II | Total |
|---|-------------------|---------------------|---------------------|
| Scheduled Principal | 179,675.73 | 872,103.64 | 1,051,779.37 |
| Negative Amortization | -24,158.81 | -159,435.72 | -183,594.53 |
| Paid in Full Principal | 0.00 | 1,495,332.02 | 1,495,332.02 |
| Curtailement Principal | 24,341.01 | 241,265.21 | 265,606.22 |
| 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>179,857.93</u> | <u>2,449,265.15</u> | <u>2,629,123.08</u> |

Total Available Funds

651,588.34 4,788,093.32 5,439,681.66



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Certificate Account

| | | <u>Group I</u> | <u>Group II</u> | <u>Total</u> |
|-------------|---|-----------------------|------------------------|---------------------|
| | Beginning Balance | 0.00 | 0.00 | 0.00 |
| Deposits | Remittance Amount | 651,588.34 | 4,788,093.32 | 5,439,681.66 |
| | Trustee Fee | 1,208.11 | 5,922.70 | 7,130.81 |
| | Prepayment Penalties | 0.00 | 0.00 | 0.00 |
| | Capitalized Interest Money from Carryover Reserve | | | 384,831.40 |
| | Other Deposits required by the PSA | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> |
| | Total Deposits | 845,212.15 | 4,986,431.73 | 5,831,643.87 |
| Withdrawals | Available Funds, to the Distribution Account | 844,004.04 | 4,980,509.02 | 5,824,513.06 |
| | Trustee Fee | <u>1,208.11</u> | <u>5,922.70</u> | <u>7,130.81</u> |
| | Total Withdrawals | <u>845,212.15</u> | <u>4,986,431.73</u> | <u>5,831,643.87</u> |
| | Ending Balance | 0.00 | 0.00 | 0.00 |

Distribution Account

| | | <u>Group I</u> | <u>Group II</u> | <u>Total</u> |
|-------------|---|-----------------------|------------------------|---------------------|
| | Beginning Balance | 0.00 | 0.00 | 0.00 |
| Deposits | Available Funds | 844,004.04 | 4,980,509.02 | 5,824,513.06 |
| | Other Deposits Required by the PSA | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> |
| | Total Deposits | 844,004.04 | 4,980,509.02 | 5,824,513.06 |
| Withdrawals | Payments of Principal & Interest to the Classes | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> |
| | Ending Balance | 0.00 | 0.00 | 0.00 |



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Carryover Shortfall Reserve

| | |
|-------------------|------------|
| Beginning Balance | 385,831.40 |
| Deposits | 0.00 |
| Withdrawals | 384,831.40 |
| Ending Balance | 1,000.00 |

Fees of the Trust

| | <u>Group I</u> | <u>Group II</u> | <u>Total</u> |
|----------------------------|-----------------|-----------------|-----------------|
| Gross Master Servicing Fee | 50,337.84 | 246,779.26 | 297,117.10 |
| Net Master Servicing Fee | 50,337.84 | 246,269.35 | 296,607.19 |
| Trustee Fee | 1,208.11 | 5,922.70 | 7,130.81 |
| LPMI | <u>1,392.29</u> | <u>8,542.36</u> | <u>9,934.65</u> |
| Total Net Loan Fees | 52,938.23 | 260,734.42 | 313,672.65 |

Servicer Advances

| | <u>Group I</u> | <u>Group II</u> | <u>Total</u> |
|---|----------------|-----------------|--------------|
| Principal Advances | 0.00 | -1,901.71 | -1,901.71 |
| Interest Advances | 0.00 | 4,978.51 | 4,978.51 |
| Reimbursement for Principal & Interest Advances | 0.00 | 0.00 | 0.00 |
| Reimbursement for Nonrecoverable Advances | <u>0.00</u> | <u>0.00</u> | <u>0.00</u> |
| Total Advances | 0.00 | 3,076.80 | 3,076.80 |



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Mortgage Prepayment Details

| | <u>Group I</u> | <u>Group II</u> | <u>Total</u> |
|---|-----------------------|------------------------|---------------------|
| Principal Balance of Loans Paid in Full | 0.00 | 1,495,332.02 | 1,495,332.02 |
| Prepayment Interest Excess | 0.00 | 0.00 | 0.00 |
| Prepayment Interest Shortfall | 0.00 | 509.91 | 509.91 |
| Compensating Interest | 0.00 | 509.91 | 509.91 |
| Non-Supported Prepayment Interest Shortfall | 0.00 | 0.00 | 0.00 |
| Prepayment Charges | 0.00 | 0.00 | 0.00 |
| CPR % | 0.181% | 2.610% | |
| SMM % | 0.015% | 0.220% | |

Loan Substitution

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



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Principal Distribution Amounts

Senior and Subordinate Percentages

| | Group I | Group II |
|---------------------------------------|----------------|-----------------|
| Senior Percentage Original | 89.25015% | 89.24993% |
| Senior Prepayment Percentage Original | 100.00000% | 100.00000% |
| Senior Percentage | 89.25015% | 89.24993% |
| Senior Prepayment Percentage | 100.00000% | 100.00000% |
| Subordinate Percentages | 10.74985% | 10.75007% |
| Subordinate Prepayment Percentage | 0.00000% | 0.00000% |

Principal Distribution Amounts

| | <u>Group I</u> | <u>Group II</u> | <u>Total</u> |
|---|-----------------------|------------------------|---------------------|
| Senior Principal Distribution Amount | 160,543.05 | 2,355,513.38 | 2,516,056.44 |
| Subordinate Principal Distribution Amount | | | <u>113,066.64</u> |
| Total Principal Distribution Amount | 273,609.70 | 2,355,513.38 | 2,629,123.08 |
| Two Times Test | NO | NO | |

Realized Loss Detail

| | <u>Group I</u> | <u>Group II</u> | <u>Total</u> |
|--------------------------------|-----------------------|------------------------|---------------------|
| 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 | |

| <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 | | | |



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Group

Loan ID

Liquidation Balance

Liquidation Proceeds

Realized Loss



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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 | 17 | 3.407 | 1,169,616.48 | 0.727 |
| 100,000.00 - | 200,000.00 | 106 | 21.242 | 16,384,750.44 | 10.183 |
| 200,000.00 - | 300,000.00 | 132 | 26.453 | 32,263,916.08 | 20.052 |
| 300,000.00 - | 400,000.00 | 106 | 21.242 | 37,103,396.82 | 23.060 |
| 400,000.00 - | 500,000.00 | 69 | 13.828 | 31,159,870.99 | 19.366 |
| 500,000.00 - | 600,000.00 | 44 | 8.818 | 23,808,898.99 | 14.797 |
| 600,000.00 - | 700,000.00 | 15 | 3.006 | 9,603,690.19 | 5.969 |
| 700,000.00 - | 800,000.00 | 6 | 1.202 | 4,692,400.27 | 2.916 |
| 800,000.00 - | 900,000.00 | 3 | 0.601 | 2,558,887.45 | 1.590 |
| 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 | 1 | 0.200 | 2,155,793.48 | 1.340 |
| Wgt Ave / Total: | | 499 | 100.000 | 160,901,221.19 | 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 | 33 | 2.021 | 2,590,772.31 | 0.329 |
| 100,000.00 - | 200,000.00 | 212 | 12.982 | 34,388,353.80 | 4.368 |
| 200,000.00 - | 300,000.00 | 360 | 22.045 | 91,652,228.84 | 11.642 |
| 300,000.00 - | 400,000.00 | 352 | 21.555 | 123,696,044.63 | 15.713 |
| 400,000.00 - | 500,000.00 | 229 | 14.023 | 103,206,322.60 | 13.110 |



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Alternative Loan Trust 2006-OA9
Mortgage Pass-Through Certificates, Series 2006-OA9

| <u>Issuance Face</u> | | <u>Number of Items</u> | <u>Percent of Items</u> | <u>Principal Balance</u> | <u>Percent of Balance</u> |
|-------------------------|----------------|------------------------|-------------------------|--------------------------|---------------------------|
| 500,000.00 | - 600,000.00 | 149 | 9.124 | 81,765,108.45 | 10.386 |
| 600,000.00 | - 700,000.00 | 87 | 5.328 | 56,249,293.57 | 7.145 |
| 700,000.00 | - 800,000.00 | 40 | 2.449 | 30,058,709.98 | 3.818 |
| 800,000.00 | - 900,000.00 | 30 | 1.837 | 25,481,903.69 | 3.237 |
| 900,000.00 | - 1,000,000.00 | 42 | 2.572 | 40,867,551.18 | 5.191 |
| 1,000,000.00 | - 1,100,000.00 | 8 | 0.490 | 8,460,245.62 | 1.075 |
| 1,100,000.00 | - 1,200,000.00 | 14 | 0.857 | 16,107,787.50 | 2.046 |
| 1,200,000.00 | - 1,300,000.00 | 4 | 0.245 | 4,973,286.13 | 0.632 |
| 1,300,000.00 | - 1,400,000.00 | 10 | 0.612 | 13,567,011.85 | 1.723 |
| 1,400,000.00 | - 1,500,000.00 | 10 | 0.612 | 14,781,350.34 | 1.878 |
| 1,500,000.00 | - 1,600,000.00 | 4 | 0.245 | 6,218,890.76 | 0.790 |
| 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 | 2 | 0.122 | 3,953,255.43 | 0.502 |
| > | 2,000,000.00 | 47 | 2.878 | 129,226,249.12 | 16.415 |
| Wgt Ave / Total: | | 1633 | 100.000 | 787,244,365.80 | 100.000 |

Group I

| <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 | - 0.5 | 0 | 0.000 | 0.00 | 0.000 |
| 0.5 | - 1.0 | 38 | 7.615 | 15,596,056.09 | 9.693 |
| 1.0 | - 1.5 | 112 | 22.445 | 40,232,563.94 | 25.005 |
| 1.5 | - 2.0 | 84 | 16.834 | 29,867,100.00 | 18.562 |
| 2.0 | - 2.5 | 18 | 3.607 | 5,639,804.17 | 3.505 |
| 2.5 | - 3.0 | 13 | 2.605 | 2,727,741.33 | 1.695 |
| 3.0 | - 3.5 | 14 | 2.806 | 1,883,152.95 | 1.170 |
| 3.5 | - 4.0 | 1 | 0.200 | 159,958.72 | 0.099 |
| 4.0 | - 4.5 | 0 | 0.000 | 0.00 | 0.000 |
| 4.5 | - 5.0 | 2 | 0.401 | 667,754.82 | 0.415 |
| 5.0 | - 5.5 | 0 | 0.000 | 0.00 | 0.000 |
| 5.5 | - 6.0 | 1 | 0.200 | 221,286.51 | 0.138 |
| 6.0 | - 6.5 | 2 | 0.401 | 630,167.72 | 0.392 |
| 6.5 | - 7.0 | 23 | 4.609 | 6,166,524.21 | 3.832 |
| 7.0 | - 7.5 | 159 | 31.864 | 49,237,446.93 | 30.601 |
| 7.5 | - 8.0 | 30 | 6.012 | 7,580,123.42 | 4.711 |
| 8.0 | - 8.5 | 1 | 0.200 | 136,153.20 | 0.085 |



101 Barclay St., 8W
New York, NY 10286

Officer: Cirino Emanuele
212-815-3087
Associate: Steven Chrysanthis
212-815-8318

CWALT, Inc.
Alternative Loan Trust 2006-OA9
Mortgage Pass-Through Certificates, Series 2006-OA9

| <u>Issuance Coupon</u> | | | Number of Items | Percent of Items | Principal Balance | Percent of Balance |
|-------------------------|---|------|--------------------|---------------------|-----------------------|-----------------------|
| 8.5 | - | 9.0 | 1 | 0.200 | 155,387.18 | 0.097 |
| 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: | | | 499 | 100.000 | 160,901,221.19 | 100.000 |

Group II

| <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 | 79 | 4.838 | 46,069,214.26 | 5.852 |
| 1.0 | - | 1.5 | 277 | 16.963 | 168,674,870.63 | 21.426 |
| 1.5 | - | 2.0 | 295 | 18.065 | 166,137,887.23 | 21.104 |
| 2.0 | - | 2.5 | 94 | 5.756 | 54,020,580.21 | 6.862 |
| 2.5 | - | 3.0 | 73 | 4.470 | 29,874,183.98 | 3.795 |
| 3.0 | - | 3.5 | 25 | 1.531 | 5,398,982.03 | 0.686 |
| 3.5 | - | 4.0 | 16 | 0.980 | 5,129,375.13 | 0.652 |
| 4.0 | - | 4.5 | 5 | 0.306 | 1,125,647.86 | 0.143 |
| 4.5 | - | 5.0 | 2 | 0.122 | 521,577.75 | 0.066 |
| 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 | 18 | 1.102 | 14,798,689.98 | 1.880 |
| 6.5 | - | 7.0 | 81 | 4.960 | 35,166,202.78 | 4.467 |
| 7.0 | - | 7.5 | 576 | 35.273 | 217,217,211.67 | 27.592 |
| 7.5 | - | 8.0 | 80 | 4.899 | 40,410,697.94 | 5.133 |
| 8.0 | - | 8.5 | 7 | 0.429 | 1,302,780.23 | 0.165 |
| 8.5 | - | 9.0 | 5 | 0.306 | 1,396,464.12 | 0.177 |
| 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: | | | 1633 | 100.000 | 787,244,365.80 | 100.000 |

Group I



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CWALT, Inc.
Alternative Loan Trust 2006-OA9
Mortgage Pass-Through Certificates, Series 2006-OA9

| <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 | 434 | 86.974 | 140,051,051.00 | 87.042 |
| > | 360 | 65 | 13.026 | 20,850,170.19 | 12.958 |
| Wgt Ave / Total: | | 499 | 100.000 | 160,901,221.19 | 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 | 1436 | 87.936 | 689,193,129.19 | 87.545 |
| > | 360 | 197 | 12.064 | 98,051,236.61 | 12.455 |
| Wgt Ave / Total: | | 1633 | 100.000 | 787,244,365.80 | 100.000 |