



135 S. LaSalle Street, Suite 1625
Chicago, IL 60603
USA

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

Administrator:

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ABN AMRO Acct: 723989.1
Reporting Package Table of Contents

Analyst:

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Issue Id:	MLMT06C2	Statements to Certificateholders	Page(s) Page 2-4	Closing Date:	17-Aug-2006
Monthly Data File Name:	MLMT06C2_200612_3.ZIP	Cash Reconciliation Summary	Page 5-7	First Payment Date:	12-Sep-2006
		Shortfall Summary Report	Page 8	Rated Final Payment Date:	12-Aug-2043
		Bond Interest Reconciliation	Page 9	Determination Date:	6-Dec-2006
		Bond Interest Reconciliation	Page 10		
		Bond Principal Reconciliation	Page 11		
		Rating Information	Page 12-13		
		Asset-Backed Facts ~ 15 Month Loan Status Summary	Page 14-16		
		Delinquent Loan Detail	Page 17		
		Asset-Backed Facts ~ 15 Month Loan Payoff/Loss Summary	Page 18-20		
		Historical Collateral Prepayment	Page 21		
		Mortgage Loan Characteristics	Page 22-24		
		Loan Level Detail	Page 25-30		
		Appraisal Reduction Detail	Page 31		
		Specially Serviced (Part I) - Loan Detail	Page 32		
		Specially Serviced (Part II) - Servicer Comments	Page 33		
		Modified Loan Detail	Page 34		
		Summary of Loan Maturity Extensions	Page 35		
		Realized Loss Detail	Page 36		
		Collateral Realized Loss	Page 37		

Parties to The Transaction

Contributor Prudential Mortgage Capital Funding, LLC/Merrill Lynch Mortgage Lending, Inc./IXIS Real Estate Capital Inc./Artesia Mortgage Capital Corporation
Depositor Merrill Lynch Mortgage Investors, Inc.
Master Servicer Prudential Asset Resources, Inc./Wachovia Bank, National Association
Rating Agency Moody's Investors Service, Inc./Standard & Poor's
Special Servicer J.E. Robert Company, Inc.
Underwriter Merrill Lynch Pierce Fenner & Smith Inc./IXIS Securities North America Inc./Goldman Sachs & Co/Morgan Stanley & Co. Incorporated

Information is available for this issue from the following sources

LaSalle Web Site	www.etrustee.net
Servicer Web Site	www.prudential.com,www.wachovia.com
LaSalle Factor Line	800.246.5761



Merrill Lynch Mortgage Trust
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Series 2006-C2

WAC: 6.162075%
WAMM: 115

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REMIC II
ABN AMRO Acct: 723989.1

Class	Original Face Value (1)	Opening Balance	Principal Payment	Principal Adj. or Loss	Negative Amortization	Closing Balance	Interest Payment (2)	Interest Adjustment	Pass-Through Rate
CUSIP		Per \$ 1000	Per \$ 1000	Per \$ 1000	Per \$ 1000	Per \$ 1000	Per \$ 1000	Per \$ 1000	Next Rate(3)
A-1 59022KAA3	46,567,000.00	45,044,731.78 967.310150536	575,600.70 12.360699637	0.00 0.000000000	0.00 0.000000000	44,469,131.08 954.949450899	210,246.29 4.514920222	0.00 0.000000000	5.6010000000% Fixed
A-2 59022KAB1	95,000,000.00	95,000,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	95,000,000.00 1000.000000000	455,683.33 4.796666632	0.00 0.000000000	5.7560000000% 5.7560000000%
A-3 59022KAC9	110,000,000.00	110,000,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	110,000,000.00 1000.000000000	528,366.67 4.803333364	0.00 0.000000000	5.7640000000% 5.7640000000%
A-4 59022KAD7	435,122,000.00	435,122,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	435,122,000.00 1000.000000000	2,082,058.77 4.785000000	0.00 0.000000000	5.7420000000% 5.7420000000%
A-1A 59022KAE5	393,198,000.00	392,937,447.76 999.337351055	99,569.50 0.253229925	0.00 0.000000000	0.00 0.000000000	392,837,878.26 999.084121130	1,879,223.34 4.779330871	0.00 0.000000000	5.7390000000% 5.7390000000%
AM 59022KAF2	154,270,000.00	154,270,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	154,270,000.00 1000.000000000	743,324.28 4.818333312	0.00 0.000000000	5.7820000000% 5.7820000000%
AJ 59022KAG0	109,917,000.00	109,917,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	109,917,000.00 1000.000000000	531,448.69 4.834999955	0.00 0.000000000	5.8020000000% 5.8020000000%
B 59022KAH8	30,854,000.00	30,854,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	30,854,000.00 1000.000000000	150,438.96 4.875833279	0.00 0.000000000	5.8510000000% 5.8510000000%
C 59022KAJ4	15,427,000.00	15,427,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	15,427,000.00 1000.000000000	75,476.60 4.892500162	0.00 0.000000000	5.8710000000% 5.8710000000%
D 59022KAK1	26,997,000.00	26,997,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	26,997,000.00 1000.000000000	133,635.15 4.950000000	0.00 0.000000000	5.9400000000% 5.9400000000%
E 59022KAL9/U5592DAA9	17,355,000.00	17,355,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	17,355,000.00 1000.000000000	86,471.29 4.982500144	0.00 0.000000000	5.9790000000% 5.9790000000%
F 59022KAM7/U5592DAB7	25,069,000.00	25,069,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	25,069,000.00 1000.000000000	127,710.85 5.094373529	0.00 0.000000000	6.1132484562% 6.1372544391%
G 59022KAN5/U5592DAC5	15,427,000.00	15,427,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	15,427,000.00 1000.000000000	78,899.44 5.114373501	0.00 0.000000000	6.1372484562% 6.1372544391%
H 59022KAP0/U5592DAD3	15,427,000.00	15,427,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	15,427,000.00 1000.000000000	78,899.44 5.114373501	0.00 0.000000000	6.1372484562% 6.1372544391%
J 59022KAQ8/U5592DAE1	9,642,000.00	9,642,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	9,642,000.00 1000.000000000	43,573.81 4.519167185	0.00 0.000000000	5.4230000000% 5.4230000000%
K 59022KAR6/U5592DAF8	3,857,000.00	3,857,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	3,857,000.00 1000.000000000	17,430.43 4.519167747	0.00 0.000000000	5.4230000000% 5.4230000000%
L 59022KAS4/U5592DAG6	5,785,000.00	5,785,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	5,785,000.00 1000.000000000	26,143.38 4.519166811	0.00 0.000000000	5.4230000000% 5.4230000000%

Notes: (1) N denotes notional balance not included in total (2) Accrued Interest Plus/Minus Interest Adjustment Minus Deferred Interest equals Interest Payment (3) Estimated. * Denotes Controlling Class



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Series 2006-C2

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WAC: 6.162075%
 WAMM: 115

REMIC II
ABN AMRO Acct: 723989.1

Class	Original Face Value (1)	Opening Balance	Principal Payment	Principal Adj. or Loss	Negative Amortization	Closing Balance	Interest Payment (2)	Interest Adjustment	Pass-Through Rate
CUSIP		Per \$ 1000	Per \$ 1000	Per \$ 1000	Per \$ 1000	Per \$ 1000	Per \$ 1000	Per \$ 1000	Next Rate(3)
M 59022KAT2/U5592DAH4	3,856,000.00	3,856,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	3,856,000.00 1000.000000000	17,425.91 4.519167531	0.00 0.000000000	5.4230000000% 5.4230000000%
N 59022KAU9/U5592DAJ0	3,857,000.00	3,857,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	3,857,000.00 1000.000000000	17,430.43 4.519167747	0.00 0.000000000	5.4230000000% 5.4230000000%
P 59022KAV7/U5592DAK7	3,857,000.00	3,857,000.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	3,857,000.00 1000.000000000	17,430.43 4.519167747	0.00 0.000000000	5.4230000000% 5.4230000000%
Q 59022KAW5/U5592DAL5	21,212,551.00	21,212,551.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	21,212,551.00 1000.000000000	95,863.05 4.519166507	0.00 0.000000000	5.4230000000% 5.4230000000%
X 59022KAX3/U5592DAM3	1,542,696,551.00 N	1,540,913,730.54 998.844347932	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	1,540,238,560.34 998.406692062	483,628.14 0.313495314	0.00 0.000000000	0.3766296305% 0.0000000000%
XR 59022KAY1/U5592DAN1	95,367,640.00 N	95,367,640.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	95,367,640.00 1000.000000000	0.00 0.000000000	0.00 0.000000000	0.0000000000% N/A
R-I 9ABS54011	0.00	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	N/A
R-II 9ABS54029	0.00	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	N/A
Total	1,542,696,551.00	1,540,913,730.54	675,170.20	0.00	0.00	1,540,238,560.34	7,880,808.68	0.00	

Total P&I Payment	8,555,978.88
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Notes: (1) N denotes notional balance not included in total (2) Accrued Interest Plus/Minus Interest Adjustment Minus Deferred Interest equals Interest Payment (3) Estimated. * Denotes Controlling Class



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WAC: 6.162075%
WAMM: 115

Grantor Trust Z
ABN AMRO Acct: 723989.1

Class	Original Face Value (1)	Opening Balance Per \$ 1000	Principal Payment Per \$ 1000	Principal Adj. or Loss Per \$ 1000	Negative Amortization Per \$ 1000	Closing Balance Per \$ 1000	Interest Payment (2) Per \$ 1000	Interest Adjustment Per \$ 1000	Pass-Through Rate Next Rate(3)
Z 9ABS54037	0.00	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	0.00 0.000000000	N/A
Total	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	

Total P&I Payment 0.00

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ABN AMRO Acct: 723989.1
Cash Reconciliation Summary

Interest Summary	
Current Scheduled Interest	6,902,623.97
Less Deferred Interest	0.00
Less PPIS Reducing Scheduled Int	0.00
Plus Gross Advance Interest	1,006,470.68
Less ASER Interest Adv Reduction	0.00
Less Other Interest Not Advanced	0.00
Less Other Adjustment	0.00
Total	7,909,094.65
Unscheduled Interest:	
Prepayment Penalties	0.00
Yield Maintenance Penalties	0.00
Other Interest Proceeds	0.00
Total	0.00

Less Fee Paid To Servicer	(26,295.63)
Less Fee Strips Paid by Servicer	0.00

Less Fees & Expenses Paid By/To Servicer	
Special Servicing Fees	0.00
Workout Fees	0.00
Liquidation Fees	0.00
Interest Due Serv on Advances	0.00
Non Recoverable Advances	0.00
Misc. Fees & Expenses	0.00
Total Unscheduled Fees & Expenses	0.00

Total Interest Due Trust	7,882,799.03
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Less Fees & Expenses Paid By/To Trust	
Trustee Fee	(1,990.35)
Fee Strips	0.00
Misc. Fees	0.00
Interest Reserve Withholding	0.00
Plus Interest Reserve Deposit	0.00
Total	(1,990.35)

Total Interest Due Certs	7,880,808.68
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Principal Summary	
Scheduled Principal:	
Current Scheduled Principal	634,772.45
Advanced Scheduled Principal	40,397.78
Scheduled Principal	675,170.23
Unscheduled Principal:	
Curtailments	(0.03)
Prepayments in Full	0.00
Liquidation Proceeds	0.00
Repurchase Proceeds	0.00
Other Principal Proceeds	0.00
Total Unscheduled Principal	(0.03)
Remittance Principal	675,170.20

Remittance P&I Due Trust	8,557,969.23
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Remittance P&I Due Certs	8,555,978.88
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Pool Balance Summary		
	Balance	Count
Beginning Pool	1,540,913,731.16	126
Scheduled Principal	675,170.23	0
Unscheduled Principal	(0.03)	0
Deferred Interest	0.00	0
Liquidations	0.00	0
Repurchases	0.00	0
Ending Pool	1,540,238,560.96	126

Non-P&I Servicing Advance Summary	
	Amount
Prior Outstanding	0.00
Plus Current Period	0.00
Less Recovered	0.00
Less Non Recovered	0.00
Ending Outstanding	0.00

Servicing Fee Summary	
Current Servicing Fees	26,295.63
Plus Fees Advanced for PPIS	0.00
Less Reduction for PPIS	0.00
Plus Delinquent Servicing Fees	3,593.48
Total Servicing Fees	29,889.11

Cumulative Prepayment Consideration Received	
Prepayment Premiums	0.00
Yield Maintenance	0.00
Other Interest	0.00

PPIS Summary	
Gross PPIS	0.00
Reduced by PPiE	0.00
Reduced by Shortfalls in Fees	0.00
Reduced by Other Amounts	0.00
PPIS Reducing Scheduled Interest	0.00
PPIS Reducing Servicing Fee	0.00
PPIS Due Certificate	0.00

Advance Summary (Advance Made by Servicer)		
	Principal	Interest
Prior Outstanding	28,036.00	365,844.18
Plus Current Period	40,397.78	1,006,470.68
Less Recovered	(28,036.00)	(365,844.18)
Less Non Recovered	0.00	0.00
Ending Outstanding	40,397.78	1,006,470.68

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ABN AMRO Acct: 723989.1

Cash Reconciliation Summary Loan Group 1

Interest Summary	
Current Scheduled Interest	4,923,100.13
Less Deferred Interest	0.00
Less PPIS Reducing Scheduled Int	0.00
Plus Gross Advance Interest	983,240.71
Less ASER Interest Adv Reduction	0.00
Less Other Interest Not Advanced	0.00
Less Other Adjustment	0.00
Total	5,906,340.84
Unscheduled Interest:	
Prepayment Penalties	0.00
Yield Maintenance Penalties	0.00
Other Interest Proceeds	0.00
Total	0.00

Less Fee Paid To Servicer	(19,821.48)
Less Fee Strips Paid by Servicer	0.00

Less Fees & Expenses Paid By/To Servicer	
Special Servicing Fees	0.00
Workout Fees	0.00
Liquidation Fees	0.00
Interest Due Serv on Advances	0.00
Non Recoverable Advances	0.00
Misc. Fees & Expenses	0.00
Total Unscheduled Fees & Expenses	0.00

Total Interest Due Trust	5,886,519.36
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Less Fees & Expenses Paid By/To Trust	
Trustee Fee	(1,482.80)
Fee Strips	0.00
Misc. Fees	0.00
Interest Reserve Withholding	0.00
Plus Interest Reserve Deposit	0.00
Total	(1,482.80)

Total Interest Due Certs	5,885,036.56
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Principal Summary	
Scheduled Principal:	
Current Scheduled Principal	539,473.97
Advanced Scheduled Principal	36,126.76
Scheduled Principal	575,600.73
Unscheduled Principal:	
Curtailments	(0.03)
Prepayments in Full	0.00
Liquidation Proceeds	0.00
Repurchase Proceeds	0.00
Other Principal Proceeds	0.00
Total Unscheduled Principal	(0.03)
Remittance Principal	575,600.70

Remittance P&I Due Trust	6,462,120.06
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Remittance P&I Due Certs	6,460,637.26
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Pool Balance Summary		
	Balance	Count
Beginning Pool	1,147,975,981.40	106
Scheduled Principal	575,600.73	0
Unscheduled Principal	(0.03)	0
Deferred Interest	0.00	0
Liquidations	0.00	0
Repurchases	0.00	0
Ending Pool	1,147,400,380.70	106

Non-P&I Servicing Advance Summary	
	Amount
Prior Outstanding	0.00
Plus Current Period	0.00
Less Recovered	0.00
Less Non Recovered	0.00
Ending Outstanding	0.00

Servicing Fee Summary	
Current Servicing Fees	19,821.48
Plus Fees Advanced for PPIS	0.00
Less Reduction for PPIS	0.00
Plus Delinquent Servicing Fees	3,182.00
Total Servicing Fees	23,003.48

Cumulative Prepayment Consideration Received	
Prepayment Premiums	0.00
Yield Maintenance	0.00
Other Interest	0.00

PPIS Summary	
Gross PPIS	0.00
Reduced by PPiE	0.00
Reduced by Shortfalls in Fees	0.00
Reduced by Other Amounts	0.00
PPIS Reducing Scheduled Interest	0.00
PPIS Reducing Servicing Fee	0.00
PPIS Due Certificate	0.00

Advance Summary (Advance Made by Servicer)		
	Principal	Interest
Prior Outstanding	14,059.03	270,741.49
Plus Current Period	36,126.76	983,240.71
Less Recovered	(14,059.03)	(270,741.49)
Less Non Recovered	0.00	0.00
Ending Outstanding	36,126.76	983,240.71

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Cash Reconciliation Summary Loan Group2

Interest Summary	
Current Scheduled Interest	1,979,523.85
Less Deferred Interest	0.00
Less PPIS Reducing Scheduled Int	0.00
Plus Gross Advance Interest	23,229.97
Less ASER Interest Adv Reduction	0.00
Less Other Interest Not Advanced	0.00
Less Other Adjustment	0.00
Total	2,002,753.82
Unscheduled Interest:	
Prepayment Penalties	0.00
Yield Maintenance Penalties	0.00
Other Interest Proceeds	0.00
Total	0.00

Less Fee Paid To Servicer	(6,474.15)
Less Fee Strips Paid by Servicer	0.00

Less Fees & Expenses Paid By/To Servicer	
Special Servicing Fees	0.00
Workout Fees	0.00
Liquidation Fees	0.00
Interest Due Serv on Advances	0.00
Non Recoverable Advances	0.00
Misc. Fees & Expenses	0.00
Total Unscheduled Fees & Expenses	0.00

Total Interest Due Trust	1,996,279.67
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Less Fees & Expenses Paid By/To Trust	
Trustee Fee	(507.54)
Fee Strips	0.00
Misc. Fees	0.00
Interest Reserve Withholding	0.00
Plus Interest Reserve Deposit	0.00
Total	(507.54)

Total Interest Due Certs	1,995,772.12
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Principal Summary	
Scheduled Principal:	
Current Scheduled Principal	95,298.48
Advanced Scheduled Principal	4,271.02
Scheduled Principal	99,569.50
Unscheduled Principal:	
Curtailments	0.00
Prepayments in Full	0.00
Liquidation Proceeds	0.00
Repurchase Proceeds	0.00
Other Principal Proceeds	0.00
Total Unscheduled Principal	0.00
Remittance Principal	99,569.50

Remittance P&I Due Trust	2,095,849.17
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Remittance P&I Due Certs	2,095,341.62
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Pool Balance Summary		
	Balance	Count
Beginning Pool	392,937,749.76	20
Scheduled Principal	99,569.50	0
Unscheduled Principal	0.00	0
Deferred Interest	0.00	
Liquidations	0.00	0
Repurchases	0.00	0
Ending Pool	392,838,180.26	20

Non-P&I Servicing Advance Summary	
	Amount
Prior Outstanding	0.00
Plus Current Period	0.00
Less Recovered	0.00
Less Non Recovered	0.00
Ending Outstanding	0.00

Servicing Fee Summary	
Current Servicing Fees	6,474.15
Plus Fees Advanced for PPIS	0.00
Less Reduction for PPIS	0.00
Plus Delinquent Servicing Fees	411.48
Total Servicing Fees	6,885.63

Cumulative Prepayment Consideration Received	
Prepayment Premiums	0.00
Yield Maintenance	0.00
Other Interest	0.00

PPIS Summary	
Gross PPIS	0.00
Reduced by PPiE	0.00
Reduced by Shortfalls in Fees	0.00
Reduced by Other Amounts	0.00
PPIS Reducing Scheduled Interest	0.00
PPIS Reducing Servicing Fee	0.00
PPIS Due Certificate	0.00

Advance Summary (Advance Made by Servicer)		
	Principal	Interest
Prior Outstanding	13,976.97	95,102.69
Plus Current Period	4,271.02	23,229.97
Less Recovered	(13,976.97)	(95,102.69)
Less Non Recovered	0.00	0.00
Ending Outstanding	4,271.02	23,229.97

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Interest Adjustments Summary

Shortfall Allocated to the Bonds:

Net Prepayment Int. Shortfalls Allocated to the Bonds	0.00
Special Servicing Fees	0.00
Workout Fees	0.00
Liquidation Fees	0.00
Legal Fees	0.00
Misc. Fees & Expenses Paid by/to Servicer	0.00
Interest Paid to Servicer on Outstanding Advances	0.00
ASER Interest Advance Reduction	0.00
Interest Not Advanced (Current Period)	0.00
Recoup of Prior Advances by Servicer	0.00
Servicing Fees Paid Servicer on Loans Not Advanced	0.00
Misc. Fees & Expenses Paid by Trust	0.00
Shortfall Due to Rate Modification	0.00
Other Interest Loss	0.00
Total Shortfall Allocated to the Bonds	0.00

Excess Allocated to the Bonds:

Other Interest Proceeds Due the Bonds	0.00
Prepayment Interest Excess Due the Bonds	0.00
Interest Income	0.00
Yield Maintenance Penalties Due the Bonds	0.00
Prepayment Penalties Due the Bonds	0.00
Recovered ASER Interest Due the Bonds	0.00
Recovered Interest Due the Bonds	0.00
ARD Excess Interest	0.00
Total Excess Allocated to the Bonds	0.00

Aggregate Interest Adjustment Allocated to the Bonds

Total Excess Allocated to the Bonds	0.00
Less Total Shortfall Allocated to the Bonds	0.00
Total Interest Adjustment to the Bonds	0.00

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Bond Interest Reconciliation Detail

Class	Accrual		Opening Balance	Pass-Through Rate	Accrued Certificate Interest	Total Interest Additions	Total Interest Deductions	Distributable Certificate Interest	Interest Payment Amount	Current Period Shortfall Recovery	Remaining Outstanding Interest Shortfalls	Credit Support	
	Method	Days										Original	Current (1)
A-1	30/360	30	45,044,731.78	5.601000%	210,246.29	0.00	0.00	210,246.29	210,246.29	0.00	0.00	30.00%	30.05%
A-2	30/360	30	95,000,000.00	5.756000%	455,683.33	0.00	0.00	455,683.33	455,683.33	0.00	0.00	30.00%	30.05%
A-3	30/360	30	110,000,000.00	5.764000%	528,366.67	0.00	0.00	528,366.67	528,366.67	0.00	0.00	30.00%	30.05%
A-4	30/360	30	435,122,000.00	5.742000%	2,082,058.77	0.00	0.00	2,082,058.77	2,082,058.77	0.00	0.00	30.00%	30.05%
A-1A	30/360	30	392,937,447.76	5.739000%	1,879,223.34	0.00	0.00	1,879,223.34	1,879,223.34	0.00	0.00	30.00%	30.05%
AM	30/360	30	154,270,000.00	5.782000%	743,324.28	0.00	0.00	743,324.28	743,324.28	0.00	0.00	20.00%	20.03%
AJ	30/360	30	109,917,000.00	5.802000%	531,448.69	0.00	0.00	531,448.69	531,448.69	0.00	0.00	12.88%	12.90%
B	30/360	30	30,854,000.00	5.851000%	150,438.96	0.00	0.00	150,438.96	150,438.96	0.00	0.00	10.88%	10.89%
C	30/360	30	15,427,000.00	5.871000%	75,476.60	0.00	0.00	75,476.60	75,476.60	0.00	0.00	9.88%	9.89%
D	30/360	30	26,997,000.00	5.940000%	133,635.15	0.00	0.00	133,635.15	133,635.15	0.00	0.00	8.13%	8.14%
E	30/360	30	17,355,000.00	5.979000%	86,471.29	0.00	0.00	86,471.29	86,471.29	0.00	0.00	7.00%	7.01%
F	30/360	30	25,069,000.00	6.113248%	127,710.85	0.00	0.00	127,710.85	127,710.85	0.00	0.00	5.38%	5.38%
G	30/360	30	15,427,000.00	6.137248%	78,899.44	0.00	0.00	78,899.44	78,899.44	0.00	0.00	4.38%	4.38%
H	30/360	30	15,427,000.00	6.137248%	78,899.44	0.00	0.00	78,899.44	78,899.44	0.00	0.00	3.38%	3.38%
J	30/360	30	9,642,000.00	5.423000%	43,573.81	0.00	0.00	43,573.81	43,573.81	0.00	0.00	2.75%	2.75%
K	30/360	30	3,857,000.00	5.423000%	17,430.43	0.00	0.00	17,430.43	17,430.43	0.00	0.00	2.50%	2.50%
L	30/360	30	5,785,000.00	5.423000%	26,143.38	0.00	0.00	26,143.38	26,143.38	0.00	0.00	2.13%	2.13%
M	30/360	30	3,856,000.00	5.423000%	17,425.91	0.00	0.00	17,425.91	17,425.91	0.00	0.00	1.88%	1.88%
N	30/360	30	3,857,000.00	5.423000%	17,430.43	0.00	0.00	17,430.43	17,430.43	0.00	0.00	1.63%	1.63%
P	30/360	30	3,857,000.00	5.423000%	17,430.43	0.00	0.00	17,430.43	17,430.43	0.00	0.00	1.38%	1.38%
Q	30/360	30	21,212,551.00	5.423000%	95,863.05	0.00	0.00	95,863.05	95,863.05	0.00	0.00	0.00%	0.00%
X	30/360	30	1,540,913,730.54	0.376630%	483,628.14	0.00	0.00	483,628.14	483,628.14	0.00	0.00	NA	NA
XR	30/360	30	95,367,640.00	0.000000%	0.00	0.00	0.00	0.00	0.00	0.00	0.00	NA	NA
Z			0.00	0.000000%	0.00	0.00	0.00	0.00	0.00	0.00	0.00	NA	NA
					7,880,808.68	0.00	0.00	7,880,808.68	7,880,808.68	0.00	0.00		

(1) Determined as follows: (A) the ending balance of all the classes less (B) the sum of (i) the ending balance of the class and (ii) the ending balance of all classes which are not subordinate to the class divided by (A).

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Bond Interest Reconciliation Detail

Class	Prior Interest Due Date	Current Interest Due Date	Additions					Deductions			Distributable Certificate Interest	Interest Payment Amount
			Prior Interest Shortfall Due	Interest Accrual on Prior Shortfall	Prepayment Premiums	Yield Maintenance	Other Interest Proceeds (1)	Allocable PPIS	Deferred & Accretion Interest	Interest Loss Expense		
A-1	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	210,246.29	210,246.29
A-2	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	455,683.33	455,683.33
A-3	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	528,366.67	528,366.67
A-4	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	2,082,058.77	2,082,058.77
A-1A	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	1,879,223.34	1,879,223.34
AM	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	743,324.28	743,324.28
AJ	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	531,448.69	531,448.69
B	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	150,438.96	150,438.96
C	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	75,476.60	75,476.60
D	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	133,635.15	133,635.15
E	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	86,471.29	86,471.29
F	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	127,710.85	127,710.85
G	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	78,899.44	78,899.44
H	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	78,899.44	78,899.44
J	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	43,573.81	43,573.81
K	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	17,430.43	17,430.43
L	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	26,143.38	26,143.38
M	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	17,425.91	17,425.91
N	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	17,430.43	17,430.43
P	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	17,430.43	17,430.43
Q	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	95,863.05	95,863.05
X	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	483,628.14	483,628.14
XR	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
Z	1-Nov-2006	1-Dec-2006	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00
			0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	7,880,808.68	7,880,808.68

(1) Other Interest Proceeds are additional interest amounts specifically allocated to the bond(s) and used in determining the Bondholder's Distributable Interest.



Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Bond Principal Reconciliation

Class	Original Class Balance	Beginning Class Balance	Additions				Losses			Ending Class Balance	Rated Final Maturity	Credit Support	
			Scheduled Principal Payment	Unscheduled Principal Payment	Extra Principal Payment Amt	Prior Loss Reimburs.	Current Losses	Cumulative Losses	Interest on Losses			Original	Currentt
A-1	46,567,000.00	45,044,731.78	575,600.70	0.00	0.00	0.00	0.00	0.00	0.00	44,469,131.08	8/12/2043	30.00%	30.05%
A-2	95,000,000.00	95,000,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	95,000,000.00	8/12/2043	30.00%	30.05%
A-3	110,000,000.00	110,000,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	110,000,000.00	8/12/2043	30.00%	30.05%
A-4	435,122,000.00	435,122,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	435,122,000.00	8/12/2043	30.00%	30.05%
A-1A	393,198,000.00	392,937,447.76	99,569.50	0.00	0.00	0.00	0.00	0.00	0.00	392,837,878.26	8/12/2043	30.00%	30.05%
AM	154,270,000.00	154,270,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	154,270,000.00	8/12/2043	20.00%	20.03%
AJ	109,917,000.00	109,917,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	109,917,000.00	8/12/2043	12.88%	12.90%
B	30,854,000.00	30,854,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	30,854,000.00	8/12/2043	10.88%	10.89%
C	15,427,000.00	15,427,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,427,000.00	8/12/2043	9.88%	9.89%
D	26,997,000.00	26,997,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	26,997,000.00	8/12/2043	8.13%	8.14%
E	17,355,000.00	17,355,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	17,355,000.00	8/12/2043	7.00%	7.01%
F	25,069,000.00	25,069,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	25,069,000.00	8/12/2043	5.38%	5.38%
G	15,427,000.00	15,427,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,427,000.00	8/12/2043	4.38%	4.38%
H	15,427,000.00	15,427,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	15,427,000.00	8/12/2043	3.38%	3.38%
J	9,642,000.00	9,642,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	9,642,000.00	8/12/2043	2.75%	2.75%
K	3,857,000.00	3,857,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,857,000.00	8/12/2043	2.50%	2.50%
L	5,785,000.00	5,785,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	5,785,000.00	8/12/2043	2.13%	2.13%
M	3,856,000.00	3,856,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,856,000.00	8/12/2043	1.88%	1.88%
N	3,857,000.00	3,857,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,857,000.00	8/12/2043	1.63%	1.63%
P	3,857,000.00	3,857,000.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	3,857,000.00	8/12/2043	1.38%	1.38%
Q	21,212,551.00	21,212,551.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	21,212,551.00	8/12/2043	0.00%	0.00%
Z	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	0.00	8/12/2043	NA	NA
	1,542,696,551.00	1,540,913,730.54	675,170.20	0.00	0.00	0.00	0.00	0.00	0.00	1,540,238,560.34			

**Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2**

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1

Rating Information

		Original Ratings			Rating Change/Change Date(1)		
Class	CUSIP	Fitch	Moody's	S&P	Fitch	Moody's	S&P
A-1	59022KAA3	NR	Aaa	AAA			
A-2	59022KAB1	NR	Aaa	AAA			
A-3	59022KAC9	NR	Aaa	AAA			
A-4	59022KAD7	NR	Aaa	AAA			
A-1A	59022KAE5	NR	Aaa	AAA			
AM	59022KAF2	NR	Aaa	AAA			
AJ	59022KAG0	NR	Aaa	AAA			
B	59022KAH8	NR	Aa2	AA			
C	59022KAJ4	NR	Aa3	AA-			
D	59022KAK1	NR	A2	A			
E	59022KAL9	NR	A3	A-			
F	59022KAM7	NR	Baa1	BBB+			
G	59022KAN5	NR	Baa2	BBB			
H	59022KAP0	NR	Baa3	BBB-			
J	59022KAQ8	NR	Ba1	BB+			
K	59022KAR6	NR	Ba2	BB			
L	59022KAS4	NR	Ba3	BB-			
M	59022KAT2	NR	B1	B+			
N	59022KAU9	NR	B2	B			
P	59022KAV7	NR	B3	B-			
Q	59022KAW5	NR	NR	NR			
X	59022KAX3	NR	Aaa	AAA			

NR - Designates that the class was not rated by the rating agency.

(1) Changed ratings provided on this report are based on information provided by the applicable rating agency via electronic transmission. It shall be understood that this transmission will generally have been provided to LaSalle within 30 days of the payment date listed on this statement. Because ratings may have changed during the 30 day window, or may not be being provided by the rating agency in an electronic format and therefore not being updated on this report, LaSalle recommends that investors obtain current rating information directly from the rating agency.



Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1

Rating Information

[illegible]

NR - Designates that the class was not rated by the rating agency.

(1) Changed ratings provided on this report are based on information provided by the applicable rating agency via electronic transmission. It shall be understood that this transmission will generally have been provided to LaSalle within 30 days of the payment date listed on this statement. Because ratings may have changed during the 30 day window, or may not be being provided by the rating agency in an electronic format and therefore not being updated on this report, LaSalle recommends that investors obtain current rating information directly from the rating agency.

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Asset-Backed Facts ~ 15 Month Historical Loan Status Summary

Distribution Date	Delinquency Aging Categories										Special Event Categories (1)					
	Delinq 1 Month		Delinq 2 Months		Delinq 3+ Months		Foreclosure		REO		Modifications		Specially Serviced		Bankruptcy	
	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance
12/12/2006	0	0.00	0	0.00	0	0	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
11/13/2006	0	0.00	0	0.00	0	0	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
10/12/2006	0	0.00	0	0.00	0	0	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
9/12/2006	0	0.00	0	0.00	0	0	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%

(1) Note: Modification, Specially Serviced & Bankruptcy Totals are Included in the Appropriate Delinquency Aging Category

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
 Payment Date: 12-Dec-06
 Prior Payment: 13-Nov-06
 Next Payment: 12-Jan-07
 Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Asset-Backed Facts ~ 15 Month Historical Loan Status Summary
Loan Group 1

Distribution Date	Delinquency Aging Categories										Special Event Categories (1)					
	Delinq 1 Month		Delinq 2 Months		Delinq 3+ Months		Foreclosure		REO		Modifications		Specially Serviced		Bankruptcy	
	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance
12/12/2006	0	0.00	0	0.00	0	0	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
11/13/2006	0	0.00	0	0.00	0	0	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
10/12/2006	0	0.00	0	0.00	0	0	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
9/12/2006	0	0.00	0	0.00	0	0	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%

(1) Note: Modification, Specially Serviced & Bankruptcy Totals are Included in the Appropriate Delinquency Aging Category

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Asset-Backed Facts ~ 15 Month Historical Loan Status Summary
Loan Group2

Distribution Date	Delinquency Aging Categories										Special Event Categories (1)					
	Delinq 1 Month		Delinq 2 Months		Delinq 3+ Months		Foreclosure		REO		Modifications		Specially Serviced		Bankruptcy	
	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance	#	Balance
12/12/2006	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
11/13/2006	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
10/12/2006	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%
9/12/2006	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00	0	0.00
	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%	0.00%

(1) Note: Modification, Specially Serviced & Bankruptcy Totals are Included in the Appropriate Delinquency Aging Category

**Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2**

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1

Delinquent Loan Detail

Disclosure Control #	Paid Thru Date	Current P&I Advance	Outstanding P&I Advances**	Out. Property Protection Advances	Loan Status Code (1)	Special Servicer Transfer Date	Foreclosure Date	Bankruptcy Date	REO Date
3	1-Nov-06	498,613.81	498,613.81	0.00	B				
14	1-Nov-06	81,666.67	81,666.67	0.00	B				
15	1-Nov-06	87,352.50	87,352.50	0.00	B				
25	1-Nov-06	13,309.31	13,309.31	0.00	B				
50	1-Nov-06	42,794.17	42,794.17	0.00	B				
54	1-Nov-06	42,400.00	42,400.00	0.00	B				
57	1-Nov-06	46,987.37	46,987.37	0.00	B				
61	1-Nov-06	44,292.69	44,292.69	0.00	B				
67	1-Nov-06	35,126.75	35,126.75	0.00	B				
69	1-Nov-06	44,065.26	44,065.26	0.00	B				
94	5-Nov-06	34,115.01	34,115.01	0.00	A				
95	1-Nov-06	27,500.99	27,500.99	0.00	B				
112	1-Nov-06	15,385.00	15,385.00	0.00	B				
114	5-Nov-06	18,299.78	18,299.78	0.00	A				
115	1-Nov-06	14,959.17	14,959.17	0.00	B				
Total		1,046,868.46	1,046,868.46						
A. In Grace Period		1. Delinq. 1 month		3. Delinquent 3 + months		5. Non Performing Matured Balloon		9. REO	
B. Late Payment but < 1 month delinq.		2. Delinq. 2 months		4. Performing Matured Balloon		7. Foreclosure			

** Outstanding P&I Advances include the current period P&I Advances and may include Servicer Advances.

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Asset-Backed Facts ~ 15 Month Historical Payoff/Loss Summary

Distribution Date	Ending Pool (1)		Payoffs (2)		Penalties		Appraisal Reduct. (2)		Liquidations (2)		Realized Losses (2)		Remaining Term		Curr Weighted Avg.	
	#	Balance	#	Balance	#	Amount	#	Balance	#	Balance	#	Amount	Life	Amort	Coupon	Remit
12-Dec-06	126	1,540,238,561	0	0	0	0	0	0	0	0	0	0	115	293	6.16%	6.14%
	100.00%	99.84%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
13-Nov-06	126	1,540,913,731	0	0	0	0	0	0	0	0	0	0	116	294	6.37%	6.34%
	100.00%	99.88%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
12-Oct-06	126	1,541,473,940	0	0	0	0	0	0	0	0	0	0	117	295	6.16%	6.14%
	100.00%	99.92%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
12-Sep-06	126	1,542,142,814	0	0	0	0	0	0	0	0	0	0	118	296	6.37%	6.34%
	100.00%	99.96%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				

(1) Percentage based on pool as of cutoff. (2) Percentage based on pool as of beginning of period.

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Asset-Backed Facts ~ 15 Month Historical Payoff/Loss Summary
Loan Group 1

Distribution Date	Ending Pool (1)		Payoffs (2)		Penalties		Appraisal Reduct. (2)		Liquidations (2)		Realized Losses (2)		Remaining Term		Curr Weighted Avg.	
	#	Balance	#	Balance	#	Amount	#	Balance	#	Balance	#	Amount	Life	Amort	Coupon	Remit
12-Dec-06	106	1,147,400,381	0	0	0	0	0	0	0	0	0	0	116	342	6.18%	6.15%
	84.13%	74.38%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
13-Nov-06	106	1,147,975,981	0	0	0	0	0	0	0	0	0	0	117	343	6.38%	6.36%
	84.13%	74.41%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
12-Oct-06	106	1,148,454,783	0	0	0	0	0	0	0	0	0	0	118	344	6.18%	6.15%
	84.13%	74.44%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
12-Sep-06	106	1,149,024,991	0	0	0	0	0	0	0	0	0	0	119	345	6.38%	6.36%
	84.13%	74.48%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				

(1) Percentage based on pool as of cutoff. (2) Percentage based on pool as of beginning of period.

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Asset-Backed Facts ~ 15 Month Historical Payoff/Loss Summary
Loan Group2

Distribution Date	Ending Pool (1)		Payoffs (2)		Penalties		Appraisal Reduct. (2)		Liquidations (2)		Realized Losses (2)		Remaining Term		Curr Weighted Avg.	
	#	Balance	#	Balance	#	Amount	#	Balance	#	Balance	#	Amount	Life	Amort	Coupon	Remit
12-Dec-06	20	392,838,180	0	0	0	0	0	0	0	0	0	0	113	186	6.12%	6.09%
	15.87%	25.46%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
13-Nov-06	20	392,937,750	0	0	0	0	0	0	0	0	0	0	114	187	6.32%	6.30%
	15.87%	25.47%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
12-Oct-06	20	393,019,158	0	0	0	0	0	0	0	0	0	0	115	187	6.12%	6.09%
	15.87%	25.48%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				
12-Sep-06	20	393,117,823	0	0	0	0	0	0	0	0	0	0	116	188	6.32%	6.30%
	15.87%	25.48%	0.00%	0.00%			0.00%	0.00%	0.00%	0.00%	0.00%	0.00%				

(1) Percentage based on pool as of cutoff. (2) Percentage based on pool as of beginning of period.

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
 Payment Date: 12-Dec-06
 Prior Payment: 13-Nov-06
 Next Payment: 12-Jan-07
 Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Mortgage Loan Characteristics

Distribution of Principal Balances

Current Scheduled Balance	# of Loans	Scheduled Balance	% of Balance	Weighted Average		
				Term	Coupon	PFY DSCR
0 to 1,000,000	1	953,888	0.06%	115	5.98%	0.00
1,000,000 to 2,000,000	5	8,226,812	0.53%	115	6.83%	0.20
2,000,000 to 3,000,000	14	34,240,705	2.22%	115	6.23%	0.00
3,000,000 to 4,000,000	11	38,110,601	2.47%	114	6.14%	0.14
4,000,000 to 5,000,000	10	45,141,588	2.93%	121	6.25%	0.31
5,000,000 to 6,000,000	18	100,639,088	6.53%	115	6.19%	0.07
6,000,000 to 7,000,000	6	39,090,039	2.54%	115	6.24%	0.00
7,000,000 to 8,000,000	13	97,610,789	6.34%	115	6.13%	0.10
8,000,000 to 9,000,000	5	42,790,000	2.78%	115	6.07%	0.24
9,000,000 to 10,000,000	3	28,052,109	1.82%	113	5.79%	0.55
10,000,000 to 15,000,000	18	216,785,494	14.07%	115	6.16%	0.09
15,000,000 to 20,000,000	11	183,741,103	11.93%	114	6.00%	0.11
20,000,000 to 25,000,000	3	67,184,702	4.36%	114	6.02%	0.40
25,000,000 to 30,000,000	1	30,000,000	1.95%	116	6.04%	0.00
30,000,000 to 35,000,000	0	0	0.00%	0	0.00%	0.00
35,000,000 to 40,000,000	0	0	0.00%	0	0.00%	0.00
40,000,000 to 45,000,000	2	83,522,693	5.42%	114	5.95%	0.68
45,000,000 to 50,000,000	0	0	0.00%	0	0.00%	0.00
50,000,000 to 100,000,000	3	242,737,233	15.76%	115	6.33%	0.42
100,000,000 & Above	2	281,411,719	18.27%	115	6.24%	0.00
126 1,540,238,561 100.00%						

Average Schedule Balance 12,224,116
 Maximum Schedule Balance 170,000,000
 Minimum Schedule Balance 953,888

Distribution of Remaining Term (Fully Amortizing)

Fully Amortizing Mortgage Loans	# of Loans	Scheduled Balance	% of Balance	Weighted Average		
				Term	Coupon	PFY DSCR
0 to 50	0	0	0.00%	0	0.00%	0.00
51 to 100	0	0	0.00%	0	0.00%	0.00
101 to 150	0	0	0.00%	0	0.00%	0.00
151 to 200	0	0	0.00%	0	0.00%	0.00
201 & Above	2	11,553,664	0.75%	233	6.23%	1.35
2 11,553,664 0.75%						

Minimum Remaining Term 231
 Maximum Remaining Term 236

Distribution of Mortgage Interest Rates

Current Mortgage Interest Rate	# of Loans	Scheduled Balance	% of Balance	Weighted Average		
				Term	Coupon	PFY DSCR
4.000% to 5.250%	0	0	0.00%	0	0.00%	0.00
5.251% to 5.750%	10	114,192,704	7.41%	112	5.59%	0.20
5.751% to 6.250%	69	904,534,204	58.73%	115	6.11%	0.15
6.251% to 6.750%	45	517,946,635	33.63%	115	6.36%	0.26
6.751% to 7.250%	2	3,565,019	0.23%	116	7.18%	0.00
7.251% to 7.750%	0	0	0.00%	0	0.00%	0.00
7.751% to 8.250%	0	0	0.00%	0	0.00%	0.00
8.251% to 8.750%	0	0	0.00%	0	0.00%	0.00
8.751% to 9.250%	0	0	0.00%	0	0.00%	0.00
9.251% to 9.750%	0	0	0.00%	0	0.00%	0.00
9.751% to 10.250%	0	0	0.00%	0	0.00%	0.00
10.251% to 10.750%	0	0	0.00%	0	0.00%	0.00
10.751% to 11.250%	0	0	0.00%	0	0.00%	0.00
11.251% to 11.750%	0	0	0.00%	0	0.00%	0.00
11.751% & Above	0	0	0.00%	0	0.00%	0.00
126 1,540,238,561 100.00%						

Minimum Mortgage Interest Rate 5.440%
 Maximum Mortgage Interest Rate 7.176%

Distribution of Remaining Term (Balloon)

Balloon Mortgage Loans	# of Loans	Scheduled Balance	% of Balance	Weighted Average		
				Term	Coupon	PFY DSCR
0 to 50	0	0	0.00%	0	0.00%	0.00
51 to 100	3	19,190,558	1.25%	63	6.32%	0.00
101 to 150	121	1,509,494,339	98.00%	115	6.16%	0.18
151 to 200	0	0	0.00%	0	0.00%	0.00
201 to 250	0	0	0.00%	0	0.00%	0.00
251 to 300	0	0	0.00%	0	0.00%	0.00
301 to 350	0	0	0.00%	0	0.00%	0.00
351 & Above	0	0	0.00%	0	0.00%	0.00
124 1,528,684,897 99.25%						

Minimum Remaining Term 53
 Maximum Remaining Term 116

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
 Payment Date: 12-Dec-06
 Prior Payment: 13-Nov-06
 Next Payment: 12-Jan-07
 Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Mortgage Loan Characteristics

Distribution of DSCR (PFY)

Debt Service Coverage Ratio	# of Loans	Scheduled Balance	% of Balance	WAMM	WAC	PFY DSCR
Less than zero	0	0	0.00%	0	0.00%	0.00
0.001 0.500	0	0	0.00%	0	0.00%	0.00
0.501 1.000	0	0	0.00%	0	0.00%	0.00
1.001 1.100	0	0	0.00%	0	0.00%	0.00
1.101 1.200	2	10,417,966	0.68%	115	6.26%	1.15
1.201 1.300	3	42,796,003	2.78%	113	5.82%	1.28
1.301 1.400	4	126,386,405	8.21%	125	6.17%	1.37
1.401 1.500	0	0	0.00%	0	0.00%	0.00
1.501 1.600	2	22,236,010	1.44%	114	6.07%	1.57
1.601 1.700	1	4,667,187	0.30%	108	5.83%	1.65
1.701 1.800	1	3,075,000	0.20%	114	6.28%	1.73
1.801 1.900	0	0	0.00%	0	0.00%	0.00
1.901 2.000	0	0	0.00%	0	0.00%	0.00
2.001 2.100	0	0	0.00%	0	0.00%	0.00
2.101 & Above	0	0	0.00%	0	0.00%	0.00
Unknown	113	1,330,659,990	86.39%	114	6.17%	0.00
	126	1,540,238,561	100.00%			

Maximum DSCR 1.734

Minimum DSCR 1.130

Distribution of DSCR (Cutoff)

Debt Service Coverage Ratio	# of Loans	Scheduled Balance	% of Balance	WAMM	WAC	PFY DSCR
Less than zero	0	0	0.00%	0	0.00%	0.00
0.001 0.500	0	0	0.00%	0	0.00%	0.00
1.000 1.100	2	89,580,000	5.82%	115	6.43%	0.00
1.101 1.200	30	341,928,908	22.20%	116	6.09%	0.36
1.201 1.300	65	526,095,928	34.16%	114	6.09%	0.28
1.301 1.400	14	205,475,143	13.34%	115	6.21%	0.09
1.401 1.500	6	67,589,217	4.39%	116	6.14%	0.00
1.501 1.600	1	170,000,000	11.04%	116	6.24%	0.00
1.601 1.700	3	8,843,711	0.57%	115	6.77%	0.00
1.701 1.800	2	9,472,269	0.61%	115	6.23%	0.00
1.801 1.900	2	113,900,324	7.39%	114	6.23%	0.00
1.901 2.000	0	0	0.00%	0	0.00%	0.00
2.001 3.000	1	7,353,061	0.48%	115	6.38%	0.00
3.001 4.000	0	0	0.00%	0	0.00%	0.00
4.001 & Above	0	0	0.00%	0	0.00%	0.00
	126	1,540,238,561	100.00%			

Maximum DSCR 2.240

Minimum DSCR 1.090

Geographic Distribution

Geographic Location	# of Loans	Scheduled Balance	% of Balance	WAMM	WAC	PFY DSCR
California	24	326,022,875	21.17%	114	6.21%	0.37
Multiple States	3	278,667,640	18.09%	116	6.25%	0.00
Massachusetts	2	91,678,135	5.95%	115	6.40%	0.00
Ohio	5	74,449,944	4.83%	110	6.02%	1.13
Pennsylvania	7	66,004,731	4.29%	115	6.01%	0.10
Utah	6	59,830,955	3.88%	115	6.05%	0.00
Arizona	5	57,168,095	3.71%	130	6.15%	0.17
Nevada	7	56,621,020	3.68%	113	5.87%	0.00
Michigan	3	53,861,834	3.50%	115	6.31%	0.00
Washington	7	48,223,295	3.13%	116	6.06%	0.03
Texas	8	47,339,429	3.07%	99	6.26%	0.00
Florida	4	45,169,802	2.93%	113	6.11%	0.00
Hawaii	1	41,309,545	2.68%	115	5.94%	0.00
New Jersey	4	34,424,430	2.24%	115	5.90%	0.00
Illinois	4	29,465,620	1.91%	115	6.08%	0.35
Minnesota	2	27,570,551	1.79%	115	6.29%	0.70
Indiana	2	21,093,151	1.37%	115	6.13%	0.00
Kentucky	2	19,150,000	1.24%	114	6.01%	0.00
Georgia	3	18,715,000	1.22%	115	6.01%	0.00
Connecticut	1	14,830,000	0.96%	115	6.45%	0.00
North Dakota	1	12,829,423	0.83%	116	5.70%	0.00
North Carolina	3	12,347,716	0.80%	113	5.82%	1.26
New York	2	10,778,692	0.70%	115	6.28%	0.00
Oregon	2	10,591,455	0.69%	112	6.03%	0.73
Delaware	1	10,500,000	0.68%	116	6.17%	0.00
Arkansas	3	10,065,528	0.65%	170	6.38%	0.61
Missouri	2	9,520,940	0.62%	113	5.94%	0.00
Tennessee	2	9,425,000	0.61%	115	6.30%	0.57
Maryland	2	9,360,613	0.61%	116	6.38%	0.00
Colorado	3	9,051,630	0.59%	115	6.15%	0.00
Alaska	1	5,953,718	0.39%	114	6.40%	0.00
Idaho	1	5,940,000	0.39%	116	6.34%	0.00
Louisiana	1	5,177,763	0.34%	115	6.24%	0.00
New Mexico	1	4,100,029	0.27%	115	5.98%	0.00
Virginia	1	3,000,000	0.19%	115	6.17%	0.00
	126	1,540,238,561	100.00%			

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1
Mortgage Loan Characteristics

Distribution of Property Types

Property Types	# of Loans	Scheduled Balance	% of Balance	WAMM	WAC	PFY DSCR
Retail	53	494,120,432	32.08%	117	6.15%	0.23
Lodging	9	245,072,355	15.91%	115	6.26%	0.49
Multifamily	20	233,148,180	15.14%	111	6.03%	0.16
Office	27	208,628,320	13.55%	113	6.09%	0.04
Manufactured Housing	1	170,000,000	11.04%	116	6.24%	0.00
Other	1	111,411,719	7.23%	114	6.24%	0.00
Industrial	8	49,764,117	3.23%	115	6.27%	0.00
Mixed Use	5	23,813,258	1.55%	113	6.11%	0.32
Self Storage	2	4,280,180	0.28%	115	6.38%	0.00
	126	1,540,238,561	100.00%			

Distribution of Loan Seasoning

Number of Months	# of Loans	Scheduled Balance	% of Balance	WAMM	WAC	PFY DSCR
0 to 2	0	0	0.00%	0	0.00%	0.00
3 to 4	63	714,329,429	46.38%	116	6.22%	0.05
5 to 6	51	729,354,787	47.35%	114	6.16%	0.29
7 to 8	6	44,943,877	2.92%	120	5.98%	0.56
9 to 10	5	46,943,280	3.05%	109	5.55%	0.14
11 to 12	1	4,667,187	0.30%	108	5.83%	1.65
13 to 14	0	0	0.00%	0	0.00%	0.00
15 to 20	0	0	0.00%	0	0.00%	0.00
21 to 50	0	0	0.00%	0	0.00%	0.00
51 to 80	0	0	0.00%	0	0.00%	0.00
81 or More	0	0	0.00%	0	0.00%	0.00
	126	1,540,238,561	100.00%			

Distribution of Amortization Type

Amortization Type	# of Loans	Scheduled Balance	% of Balance	WAMM	WAC	PFY DSCR
Amortizing Balloon	58	627,122,063	40.72%	114	6.17%	0.34
ARD	3	18,430,194	1.20%	112	5.90%	0.71
Full Amortizing	2	11,553,664	0.75%	233	6.23%	1.35
IO Maturity Balloon	7	254,210,000	16.50%	116	6.19%	0.00
IO/Amortizing/Balloon	56	628,922,640	40.83%	114	6.16%	0.07
	126	1,540,238,561	100.00%			

Distribution of Year Loans Maturing

Year	# of Loans	Scheduled Balance	% of Balance	WAMM	WAC	PFY DSCR
2006	0	0	0.00%	0	0.00%	0.00
2007	0	0	0.00%	0	0.00%	0.00
2008	0	0	0.00%	0	0.00%	0.00
2009	0	0	0.00%	0	0.00%	0.00
2010	0	0	0.00%	0	0.00%	0.00
2011	2	11,875,558	0.77%	53	6.29%	0.00
2012	0	0	0.00%	0	0.00%	0.00
2013	1	7,315,000	0.47%	78	6.37%	0.00
2014	0	0	0.00%	0	0.00%	0.00
2015	1	4,667,187	0.30%	108	5.83%	1.65
2016	120	1,504,827,151	97.70%	115	6.16%	0.18
2017 & Greater	2	11,553,664	0.75%	233	6.23%	1.35
	126	1,540,238,561	100.00%			

**Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2**

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
Prior Payment: 13-Nov-06
Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1

Loan Level Detail

Disclosure Control #	Group	Property Type	Maturity Date	PFY DSCR	Operating Statement Date	Geo. Location	Ending Principal Balance	Note Rate	Scheduled P&I	Prepayment Amount	Prepayment Date	Loan Status Code (1)
1	MLMT6C2B	Manufactured Housing	1-Aug-16	0.00		XX	170,000,000	6.24%	883,858			B
2	MLMT6C2A	Other	5-Jun-16	0.00		CA	111,411,719	6.24%	688,875			
3	MLMT6C2C	Lodging	1-Jul-16	0.00		XX	95,367,640	6.29%	500,203			
4	MLMT6C2A	Retail	5-Jul-16	0.00		MA	74,750,000	6.43%	400,349			
5	MLMT6C2A	Lodging	5-Jun-16	1.39	31-Dec-05	CA	72,619,593	6.28%	450,661			B
6	MLMT6C2A	Retail	5-Jun-16	1.35	31-Dec-05	OH	42,213,148	5.97%	253,691			
7	MLMT6C2A	Lodging	5-Jul-16	0.00		HI	41,309,545	5.94%	247,082			
8	MLMT6C2A	Office	11-Aug-16	0.00		UT	30,000,000	6.04%	151,000			
9	MLMT6C2B	Multifamily	1-Jul-16	0.00		MI	24,927,924	6.18%	145,514			B
10	MLMT6C2A	Retail	5-May-16	1.27	31-Dec-05	OH	21,356,778	5.82%	126,426			
11	MLMT6C2B	Multifamily	1-Jul-16	0.00		AZ	20,900,000	6.03%	104,988			
12	MLMT6C2A	Retail	1-Jul-16	0.00		CA	18,650,000	6.33%	98,301			
13	MLMT6C2A	Retail	5-Jun-16	0.00		NJ	18,000,000	5.51%	82,650			B
14	MLMT6C2A	Retail	1-Jul-16	0.00		PA	17,500,000	5.62%	81,958			
15	MLMT6C2A	Office	11-Aug-16	0.00		WA	17,100,000	6.15%	87,638			
16	MLMT6C2B	Multifamily	7-Jul-16	0.00		MA	16,928,135	6.29%	105,104			
17	MLMT6C2A	Retail	5-Jul-16	0.00		MI	16,733,910	6.59%	107,184			B
18	MLMT6C2A	Retail	1-Aug-16	0.00		PA	16,400,000	6.27%	85,745			
19	MLMT6C2B	Multifamily	5-Jun-16	1.29	31-Dec-05	CA	16,200,000	5.88%	79,380			
20	MLMT6C2B	Multifamily	5-Jan-16	0.00		FL	15,819,518	5.68%	92,661			
21	MLMT6C2A	Office	5-Jan-16	0.00		NV	15,275,000	5.44%	69,247			B
22	MLMT6C2A	Retail	5-Jul-16	0.00		MN	15,134,541	6.21%	93,194			
23	MLMT6C2A	Retail	7-Jul-16	0.00		CA	5,838,713	5.98%	36,034			
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(1) Legend:	A. In Grace Period B. Late Payment but < 1 month delinq	1. Delinquent 1 month 2. Delinquent 2 months	3. Delinquent 3+ months 4. Performing Matured Balloon			5. Non Performing Matured Balloon 7. Foreclosure			9. REO			

**Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2**

Statement Date: 12-Dec-06
Payment Date: 12-Dec-06
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Next Payment: 12-Jan-07
Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1

Loan Level Detail

Disclosure Control #	Group	Property Type	Maturity Date	PFY DSCR	Operating Statement Date	Geo. Location	Ending Principal Balance	Note Rate	Scheduled P&I	Prepayment Amount	Prepayment Date	Loan Status Code (1)
24	MLMT6C2A	Retail	7-Jul-16	0.00		NM	4,100,029	5.98%	25,303			B
25	MLMT6C2A	Retail	7-Jul-16	0.00		CO	2,162,412	5.98%	13,345			B
26	MLMT6C2A	Retail	7-Jul-16	0.00		IL	2,063,940	5.98%	12,738			B
27	MLMT6C2A	Retail	7-Jul-16	0.00		NC	953,888	5.98%	5,887			B
28	MLMT6C2B	Multifamily	5-Jul-16	0.00		NV	15,000,000	5.96%	74,500			
29	MLMT6C2A	Retail	1-Jul-16	0.00		CT	14,830,000	6.45%	79,649			
30	MLMT6C2B	Multifamily	5-Jun-16	0.00		KY	13,300,000	5.96%	66,057			
31	MLMT6C2A	Industrial	5-Jun-16	0.00		XX	13,300,000	6.08%	67,387			
32	MLMT6C2A	Retail	11-Aug-16	0.00		AZ	13,300,000	6.24%	69,160			A
33	MLMT6C2B	Multifamily	1-Jul-16	0.00		IN	13,243,151	6.24%	81,821			
34	MLMT6C2B	Multifamily	11-Aug-16	0.00		ND	12,829,423	5.70%	74,756			
35	MLMT6C2A	Lodging	1-Aug-16	1.55	31-Dec-05	MN	12,436,010	6.39%	83,544			
36	MLMT6C2A	Retail	5-Jul-16	0.00		MI	12,200,000	6.19%	62,932			
37	MLMT6C2A	Retail	1-Jul-16	0.00		FL	11,400,000	6.17%	58,634			
38	MLMT6C2B	Multifamily	1-Aug-16	0.00		PA	11,300,000	6.05%	56,990			
39	MLMT6C2A	Office	1-Jul-16	0.00		IL	10,951,680	6.13%	66,837			
40	MLMT6C2B	Multifamily	5-Jun-16	0.00		UT	10,688,006	5.82%	63,213			
41	MLMT6C2A	Industrial	1-Jul-16	0.00		FL	10,597,224	6.50%	67,252			
42	MLMT6C2A	Office	5-Aug-16	0.00		DE	10,500,000	6.17%	53,988			A
43	MLMT6C2A	Office	11-Jul-16	0.00		TX	10,400,000	6.37%	55,207			
44	MLMT6C2A	Multifamily	1-Jul-16	0.00		CA	10,310,000	6.14%	52,770			
45	MLMT6C2A	Office	1-Jul-16	0.00		CA	10,200,000	6.32%	53,737			
46	MLMT6C2B	Multifamily	5-Apr-16	1.58	31-Dec-05	NC	9,800,000	5.67%	46,305			
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Commercial Mortgage Pass-Through Certificates
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Loan Level Detail

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47	MLMT6C2A	Mixed Use	5-Apr-16	0.00		TX	9,132,109	6.03%	55,336			
48	MLMT6C2A	Retail	11-Jun-16	0.00		GA	9,120,000	5.69%	43,244			A
49	MLMT6C2A	Retail	5-Jul-16	1.16	31-Dec-04	IL	8,950,000	6.20%	46,242			
50	MLMT6C2A	Office	11-Jul-16	0.00		WA	8,900,000	5.79%	42,943			B
51	MLMT6C2B	Multifamily	1-Jul-16	0.00		AZ	8,550,000	6.16%	43,897			
52	MLMT6C2A	Retail	7-Jun-16	0.00		CA	8,270,000	5.99%	41,254			
53	MLMT6C2A	Retail	1-Jul-16	0.00		CA	8,120,000	6.25%	42,278			
54	MLMT6C2A	Retail	11-Aug-16	0.00		CA	8,000,000	6.38%	42,533			B
55	MLMT6C2A	Office	7-Jul-16	0.00		NV	7,980,000	6.17%	41,037			
56	MLMT6C2B	Multifamily	5-Aug-16	0.00		IN	7,850,000	5.95%	38,923			
57	MLMT6C2A	Office	5-Apr-16	0.00		UT	7,742,949	6.07%	47,117			B
58	MLMT6C2B	Multifamily	1-May-11	0.00		TX	7,700,000	6.23%	39,976			
59	MLMT6C2A	Office	5-Jun-16	0.00		IL	7,500,000	5.91%	36,938			
60	MLMT6C2A	Office	1-Jul-16	0.00		NJ	7,468,055	6.26%	46,213			
61	MLMT6C2A	Office	1-Aug-16	0.00		AZ	7,403,619	6.42%	44,416			B
62	MLMT6C2A	Lodging	1-Jul-16	0.00		FL	7,353,061	6.38%	49,389			
63	MLMT6C2A	Office	1-Jun-13	0.00		OH	7,315,000	6.37%	38,843			
64	MLMT6C2A	Retail	5-Jul-16	0.00		NV	7,232,302	6.02%	43,651			
65	MLMT6C2A	Retail	5-Jan-16	0.00		CA	7,051,327	5.49%	40,467			
66	MLMT6C2A	Retail	5-Mar-26	1.36	31-Dec-04	AZ	7,014,475	6.03%	51,349			
67	MLMT6C2A	Retail	1-Aug-16	0.00		WA	6,900,000	6.13%	35,242			B
68	MLMT6C2B	Multifamily	5-May-16	0.00		PA	6,800,000	6.37%	36,097			
69	MLMT6C2A	Lodging	1-Aug-16	0.00		NJ	6,467,770	6.57%	44,173			B
* NOI and DSCR, if available and reportable under the terms of the trust agreement, are based on information obtained from the related borrower, and no other party to the agreement shall be held liable for the accuracy or methodology used to determine such figures.												
(1) Legend: A. In Grace Period 1. Delinquent 1 month 3. Delinquent 3+ months 5. Non Performing Matured Balloon 9. REO B. Late Payment but < 1 month delinq 2. Delinquent 2 months 4. Performing Matured Balloon 7. Foreclosure												

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Commercial Mortgage Pass-Through Certificates
Series 2006-C2**

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Loan Level Detail

Disclosure Control #	Group	Property Type	Maturity Date	PFY DSCR	Operating Statement Date	Geo. Location	Ending Principal Balance	Note Rate	Scheduled P&I	Prepayment Amount	Prepayment Date	Loan Status Code (1)
70	MLMT6C2A	Office	11-Jul-16	0.00		CA	6,472,269	6.25%	40,022			
71	MLMT6C2A	Retail	11-Aug-16	0.00		TN	6,350,000	6.31%	33,390			
72	MLMT6C2A	Retail	11-Jul-16	0.00		WA	6,100,000	5.79%	29,433			
73	MLMT6C2A	Office	1-Jun-16	0.00		MO	5,966,597	5.98%	35,896			
74	MLMT6C2A	Lodging	5-Jun-16	0.00		AK	5,953,718	6.40%	40,123			A
75	MLMT6C2A	Retail	1-Jul-16	0.00		OR	5,924,268	6.19%	36,411			
76	MLMT6C2A	Retail	11-Aug-16	0.00		ID	5,940,000	6.34%	31,383			A
77	MLMT6C2A	Retail	11-Jul-16	0.00		TX	5,900,000	6.11%	30,041			A
78	MLMT6C2A	Retail	11-Jun-16	0.00		KY	5,850,000	6.13%	29,884			A
79	MLMT6C2A	Retail	5-Aug-16	0.00		MD	5,581,636	6.50%	35,403			A
80	MLMT6C2A	Retail	5-Jun-16	0.00		CA	5,500,000	6.32%	28,967			
81	MLMT6C2A	Retail	5-Jul-16	0.00		NY	5,500,000	6.08%	27,844			
82	MLMT6C2A	Mixed Use	11-Aug-16	0.00		UT	5,500,000	6.21%	28,463			A
83	MLMT6C2A	Office	5-Jul-16	0.00		WA	5,413,476	6.19%	33,265			
84	MLMT6C2A	Office	11-Jul-16	0.00		GA	5,375,000	6.20%	27,771			A
85	MLMT6C2A	Retail	1-Jul-16	0.00		CA	5,350,000	6.25%	27,856			
86	MLMT6C2A	Industrial	5-Aug-16	0.00		PA	5,350,000	6.16%	27,463			
87	MLMT6C2A	Industrial	1-Jul-16	0.00		NY	5,278,692	6.50%	33,500			
88	MLMT6C2A	Office	5-Jan-16	1.29	31-Dec-04	PA	5,239,226	5.60%	30,426			
89	MLMT6C2A	Industrial	11-Jul-16	0.00		LA	5,177,763	6.24%	31,983			
90	MLMT6C2A	Retail	5-Aug-16	0.00		CA	5,000,000	6.52%	27,146			
91	MLMT6C2A	Retail	7-Jul-16	0.00		CO	4,800,000	6.14%	24,560			B
92	MLMT6C2A	Mixed Use	5-Dec-15	1.65	31-Dec-05	OR	4,667,187	5.83%	30,113			
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Commercial Mortgage Pass-Through Certificates
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Statement Date: 12-Dec-06
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Loan Level Detail

Disclosure Control #	Group	Property Type	Maturity Date	PFY DSCR	Operating Statement Date	Geo. Location	Ending Principal Balance	Note Rate	Scheduled P&I	Prepayment Amount	Prepayment Date	Loan Status Code (1)
93	MLMT6C2A	Retail	5-Jun-16	0.00	31-Dec-04	NV	4,673,718	5.96%	28,058			A
94	MLMT6C2A	Retail	5-Aug-26	1.35		AR	4,539,189	6.53%	34,191			
95	MLMT6C2B	Multifamily	11-Aug-16	0.00		TX	4,484,612	6.32%	27,912			
96	MLMT6C2A	Retail	7-Jul-16	0.00		CA	4,481,294	6.36%	28,030			
97	MLMT6C2A	Office	5-Aug-16	0.00		GA	4,220,000	6.44%	22,658			
98	MLMT6C2B	Multifamily	5-Jun-11	0.00		TX	4,175,558	6.41%	26,299			
99	MLMT6C2A	Retail	5-Jul-16	0.00		MD	3,778,977	6.20%	24,188			
100	MLMT6C2A	Retail	5-Jul-16	0.00		CA	3,600,000	6.31%	18,933			
101	MLMT6C2A	Industrial	11-Aug-16	0.00		UT	3,600,000	6.32%	18,960			A
102	MLMT6C2A	Office	5-Mar-16	0.00		MO	3,554,343	5.87%	22,910			
103	MLMT6C2A	Lodging	1-Aug-16	0.00	31-Dec-05	OH	1,919,626	7.18%	13,035			
104	MLMT6C2A	Lodging	1-Aug-16	0.00		OH	1,645,393	7.18%	11,173			
105	MLMT6C2A	Retail	5-Jan-16	0.00		CA	3,558,210	5.54%	20,531			
106	MLMT6C2A	Industrial	7-Jul-16	0.00		NV	3,560,000	5.93%	17,592			
107	MLMT6C2A	Retail	1-Jul-16	0.00		PA	3,415,505	6.31%	20,236			
108	MLMT6C2A	Retail	1-Jul-16	0.00		AR	3,335,376	6.15%	20,413			
109	MLMT6C2A	Retail	5-Jun-16	0.00		TX	3,333,188	6.44%	21,042			
110	MLMT6C2A	Retail	5-Jun-16	0.00		CA	3,300,000	6.25%	17,174			
111	MLMT6C2A	Retail	5-Jun-16	1.73		TN	3,075,000	6.28%	16,093			B
112	MLMT6C2A	Office	1-Jul-16	0.00		VA	3,000,000	6.17%	15,435			
113	MLMT6C2A	Office	11-Aug-16	0.00		CA	2,989,314	6.14%	18,257			
114	MLMT6C2A	Industrial	5-Jun-16	0.00		CA	2,900,438	6.46%	18,348			
115	MLMT6C2A	Retail	11-Jul-16	0.00		NV	2,900,000	6.21%	15,008			

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(1) Legend:	A. In Grace Period	1. Delinquent 1 month	3. Delinquent 3+ months	5. Non Performing Matured Balloon	9. REO
	B. Late Payment but < 1 month delinq	2. Delinquent 2 months	4. Performing Matured Balloon	7. Foreclosure	

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Loan Level Detail

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116	MLMT6C2A	Office	11-Aug-16	0.00		CA	2,500,000	6.24%	13,000			
117	MLMT6C2A	Retail	1-Jul-16	0.00		NJ	2,488,605	5.97%	14,933			
118	MLMT6C2B	Multifamily	11-Aug-16	0.00		WA	2,341,853	6.26%	14,485			A
119	MLMT6C2A	Mixed Use	11-Jul-16	0.00		UT	2,300,000	6.38%	12,228			A
120	MLMT6C2A	Mixed Use	11-Jun-16	0.00		TX	2,213,962	6.49%	14,049			
121	MLMT6C2A	Self Storage	11-Jul-16	0.00		AR	2,190,963	6.41%	13,776			A
122	MLMT6C2A	Office	11-Aug-16	0.00		CA	2,100,000	6.24%	10,920			
123	MLMT6C2A	Self Storage	11-Jun-16	0.00		CO	2,089,217	6.34%	13,053			A
124	MLMT6C2A	Retail	5-Jun-16	0.00		CA	1,600,000	6.39%	8,520			
125	MLMT6C2A	Office	5-Jul-16	0.00		NC	1,593,827	6.67%	10,293			
126	MLMT6C2A	Office	5-Jun-16	1.13	31-Dec-05	WA	1,467,966	6.66%	9,479			
							1,540,238,561		8,587,858	0		
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(1) Legend:	A. In Grace Period	1. Delinquent 1 month	3. Delinquent 3+ months			5. Non Performing Matured Balloon			9. REO			
	B. Late Payment but < 1 month delinq	2. Delinquent 2 months	4. Performing Matured Balloon			7. Foreclosure						

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**ABN AMRO Acct: 723989.1
Specially Serviced (Part I) ~ Loan Detail (End of Period)**

Disclosure Control #	Servicing Xfer Date	Loan Status Code(1)	Balance		Note Rate	Maturity Date	Remaining		Property Type	Geo. Location	NOI	DSCR	NOI Date
			Schedule	Actual			Life						
											Not Avail	Not Avail	Not Avail

(1) Legend:	A. P&I Adv - in Grace Period	1. P&I Adv - delinquent 1 month	3. P&I Adv - delinquent 3+ months	5. Non Performing Mat. Balloon	9. REO
	B. P&I Adv - < one month delinq	2. P&I Adv - delinquent 2 months	4. Mat. Balloon/Assumed P&I	7. Foreclosure	

***Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2***

Statement Date: 12-Dec-06
 Payment Date: 12-Dec-06
 Prior Payment: 13-Nov-06
 Next Payment: 12-Jan-07
 Record Date: 30-Nov-06

ABN AMRO Acct: 723989.1

Specially Serviced Loan Detail (Part II) ~ Servicer Comments (End of Period)

Disclosure Control #	Resolution Strategy	Comments

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Modified Loan Detail***

Disclosure Control #	Ending Principal Balance	Modification Date	Cutoff Maturity Date	Modified Maturity Date	Modification Description

Modified Loan Detail includes loans whose terms, fees, penalties or payments have been waived or extended.

*Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
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Maturity Extension Summary***

Loans which have had their Maturity Dates extended

Number of Loans:	0
Stated Principal Balance outstanding:	0.00
Weighted Average Extension Period:	0

Loans in the process of having their Maturity Dates extended

Number of Loans:	0
Stated Principal Balance outstanding:	0.00
Weighted Average Extension Period:	0

Loans in the process of having their Maturity Dates further extended

Number of Loans:	0
Cutoff Principal Balance:	0.00
Weighted Average Extension Period:	0

Loans paid-off that did experience Maturity Date extensions

Number of Loans:	0
Cutoff Principal Balance:	0.00
Weighted Average Extension Period:	0

Loans paid-off that did not experience Maturity Date extensions

Number of Loans:	0
Cutoff Principal Balance:	0.00



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Realized Loss Detail

Period	Disclosure Control #	Appraisal Date	Appraisal Value	Beginning Scheduled Balance	Gross Proceeds	Gross Proceeds as a % of Sched. Balance	Aggregate Liquidation Expenses *	Net Liquidation Proceeds	Net Proceeds as a % of Sched. Balance	Realized Loss
</										

Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
Series 2006-C2

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ABN AMRO Acct: 723989.1
Bond/Collateral Realized Loss Reconciliation

Prospectus ID	Period	Beginning Balance of the Loan at Liquidation	Aggregate Realized Loss on Loans	Prior Realized Loss Applied to Certificates	Amounts Covered by Overcollateralization and other Credit	Interest (Shortages)/ Excesses applied to Realized Losses	Modification Adjustments/Appraisal Reduction Adjustment	Additional (Recoveries)/ Expenses applied to Realized Losses	Current Realized Loss Applied to Certificates*	Recoveries of Realized Losses paid as Cash	(Recoveries)/ Realized Loss Applied to Certificate Interest
				A	B	C	D	E			

Cumulative

*In the Initial Period the Current Realized Loss Applied to Certificates will equal Aggregate Realized Loss on Loans - B - C - D + E instead of A - C - D + E

Description of Fields

A	Prior Realized Loss Applied to Certificates
B	Reduction to Realized Loss applied to bonds (could represent OC, insurance policies, reserve accounts, etc)
C	Amounts classified by the Master as interest adjustments from general collections on a loan with a Realized Loss
D	Adjustments that are based on principal haircut or future interest foregone due to modification
E	Realized Loss Adjustments, Supplemental Recoveries or Expenses on a previously liquidated loan

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ABN AMRO Acct: 723989.1
Historical Collateral Level REO Report

[illegible]

*Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
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*ABN AMRO Acct: 723989.1
Defeased Loans*

Disclosure
Control #

***Merrill Lynch Mortgage Trust
Commercial Mortgage Pass-Through Certificates
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***ABN AMRO Acct: 723989.1
Material Breaches and Material Document Defect Detail***

Disclosure Control #	Ending Principal Balance	Material Breach Date	Material Breach and Material Document Defect Description