INVESTORS OF AMERICA LIMITED PARTNERSHIP

Form SC 13G

August 17, 2004

AS FILED WITH THE SECURITIES AND EXCHANGE COMMISSION ON August 17, 2004

UNITED STATES SECURITIES AND EXCHANGE COMMISSION Washington, D.C. 20549

SCHEDULE 13G

Under the Securities Exchange Act of 1934

(Amendment No.___)

Summit Bancshares Inc.

(Name of Issuer)

Common Stock (No Par Value)

(Title of Class of Securities)

866010-10-1

(CUSIP Number)

(Date of Event Which Requires Filing of this Statement)

August 10, 2004

Check the appropriate box to designate the rule pursuant to which this

Schedule is filed:

[]	Rule	13d-1	(b)
[X]	Rule	13d-1	(C)
[]	Rule	13d-1	(d)

*The remainder of this cover page shall be filled out for a reporting person's initial filing on this form with respect to the subject class of securities, and for any subsequent amendment containing information which would alter the disclosures provided in a prior cover page.

The information required in the remainder of this cover page shall not be deemed to be "filed" for the purpose of Section 18 of the Securities Exchange Act of 1934 ("Act") or otherwise subject to the liabilities of that section of the Act but shall be subject to all other provisions of the Act (however, see the Notes).

CUSIP NO. 866010-10-1

1 NAME OF REPORTING PERSONS

Investors of America Limited Partnership IRS Identification No. of above

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2 CHECK THE APPROPRIATE BOX IF A MEMBER OF A GROUP*

- (a) []
- (b) []

3 SEC USE ONLY

4 CITIZENSHIP OR PLACE OF ORGANIZATION

Nevada

NUMBER OF SHARES	5	SOLE VOTING POWER 180,000
BENEFICIALLY OWNED BY EACH REPORTING PERSON WITH	6	SHARED VOTING POWER 0
	7	SOLE DISPOSITIVE POWER 180,000
	8	SHARED DISPOSITIVE POWER 0

9 AGGREGATE AMOUNT BENEFICIALLY OWNED BY EACH REPORTING PERSON 180,000

- 10 CHECK BOX IF THE AGGREGATE AMOUNT IN ROW (9) EXCLUDES CERTAIN SHARES []
- 11 PERCENT OF CLASS REPRESENTED BY AMOUNT IN ROW 9 9.9%
- 12 TYPE OF REPORTING PERSON (See Instructions) PN

ITEM 1 (A) NAME OF ISSUER:

Summit Bancshares Inc.

- ITEM 1 (B) ADDRESS OF ISSUER'S PRINCIPAL EXECUTIVE OFFICES: 2969 Broadway, Oakland, California 94611
- ITEM 2 (A) NAME OF PERSON FILING:

Investors of America Limited Partnership.

ITEM 2 (B) ADDRESS OF PRINCIPAL OFFICE: 135 North Meramec, Clayton, MO 63105.

ITEM 2 (C) CITIZENSHIP: Nevada limited partnership.

ITEM 2 (D) TITLE OF CLASS OF SECURITIES:

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This statement relates to Common Shares of the Issuer ("Shares").

- ITEM 2 (E) CUSIP NUMBER: 866010-10-1
- ITEM 3 IF THIS STATEMENT IS FILED PURSUANT TO SECTIONS 240.13D-1(B) OR 240.13D-2(B) OR (C), CHECK WHETHER THE PERSON FILING IS A:

(a)-(j) Not Applicable

ITEM 4 OWNERSHIP:

- (a) Amount beneficially owned: 180,000
- (b) Percent of class: 9.9%
- (c) Number of shares as to which the person has:

(i) Sole power to vote or to direct the vote: 180,000

(ii) Shared power to vote or to direct the vote: None

(iii) Sole poer to dispose or to direct the disposition of: 180,000

(iv) Shares power to dispose or to direct the disposition of: None

ITEM 5 OWNERSHIP OF FIVE PERCENT OR LESS OF A CLASS.

This item is not applicable

ITEM 6 OWNERSHIP OF MORE THAN FIVE PERCENT ON BEHALF OF ANOTHER PERSON.

None

ITEM 7 IDENTIFICATION AND CLASSIFICATION OF THE SUBSIDIARY WHICH ACQUIRED THE SECURITY BEING REPORTED ON BY THE PARENT HOLDING COMPANY.

This item is not applicable.

ITEM 8 IDENTIFICATION AND CLASSIFICATION OF MEMBERS OF THE GROUP.

This item is not applicable.

ITEM 9 NOTICE OF DISSOLUTION OF GROUP.

This item is not applicable.

ITEM 10 CERTIFICATION.

By signing below I certify that, to the best of my knowledge and belief, the securities referred to above were not acquired and are not held for the purpose of or with the effect of changing or influencing the control of the issuer of the securities and were not acquired and are not held in connection with or as a participant in any transaction having that purpose or effect.

SIGNATURE

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After reasonable inquiry and to the best of my knowledge and belief, the undersigned certifies that the information set forth in this statement is true, complete and correct.

INVESTORS OF AMERICA LIMITED PARTNERSHIP

/s/ James F. Dierberg

James F. Dierberg, President of First Securities America, Inc., General Partner

Date: August 17, 2004